



**The Motte, Kimberworth Rotherham S61 1PW**

**welcome to**

**The Motte, Kimberworth Rotherham**

£145,000 - HOME SWEET HOME - Offered to market is this beautiful two bedroom dorma bungalow situated in a highly sought after area. Boasting good sized accommodation throughout & being well placed to local amenities & transport links...DON'T MISS OUT!!!



### **Entrance Hall**

Having a front facing double glazed door, a radiator, spotlights & stairs to the first floor bedroom.

### **Shower Room**

Fitted with a shower cubicle, a hand wash basin & a WC. Having a front facing double glazed obscured window, a heated towel rail & spotlights to the ceiling.

### **Lounge**

16' 8" plus bay window x 10' 2" ( 5.08m plus bay window x 3.10m )

Having a front facing double glazed bay window, a radiator & an electric fire.

### **Kitchen**

10' 2" x 8' 11" ( 3.10m x 2.72m )

Fitted with wall and base units housing the integrated hob, oven, extractor fan & fridge/freezer with worktops housing the sink & drainer. There is also space for a washing machine. Having a rear facing double glazed window & door, a radiator & built in storage cupboard housing the boiler.

### **Bedroom One**

16' 6" x 11' 7" ( 5.03m x 3.53m )

Situated on the first floor having a rear facing double glazed window, a spotlights & storage to the eaves.

### **Bedroom Two**

13' 3" into door recess x 9' 5" ( 4.04m into door recess x 2.87m )

Situated on the ground floor having a rear facing double glazed window, a radiator & fitted wardrobes.

### **Outside**

To the front of the property is a good sized graveled area & a pathway with steps leading tot he front door.

To the rear is a small artificial lawned garden with a patio, & a shed. All enclosed with fencing & a gate.



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## The Motte, Kimberworth Rotherham

- Two bedroom dorma bungalow
- Beautifully presented
- Well placed to local amenities & transport links
- Rear garden & patio
- CALL TO VIEW

Tenure: Freehold EPC Rating: C  
Council Tax Band: A

£145,000



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
RTF116823 - 0004

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