





Wellington Street,Goldthorpe Rotherham S63 9NW

william h brown

welcome to

Wellington Street, Goldthorpe Rotherham

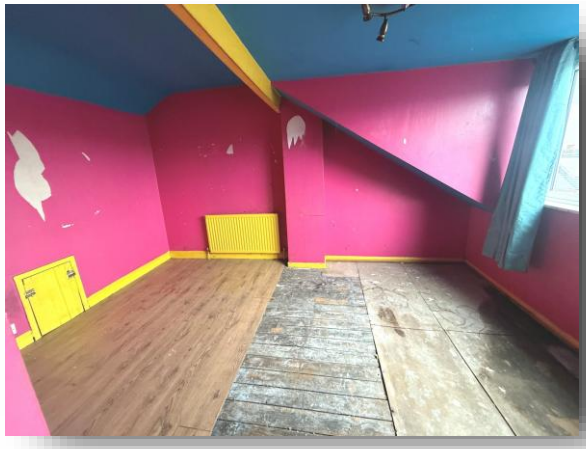
OUR HOUSE, IN THE MIDDLE OF OUR STREET! Situated in this popular location, excellently placed for amenities, schools, shops & transport links, this two bedroom home boasts spacious accommodation & a good sized, low maintenance yard! Excellent purchase for FTB/investors alike -CALL NOW!















Agents Note Aml

Agents Note Probate

Lounge

Dining Room

Kitchen

Bedroom One

Bedroom Two

Bathroom

Attic Room

Exterior

Agents Note Heating

welcome to

Wellington Street, Goldthorpe Rotherham

- Spacious two bedroom mid terrace property
- Excellently placed for amenities, schools, shops, parks & transport links
- Well presented accommodation throughout
- Two receptions room & kitchen
- Low maintenance rear yard

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

£55,000









Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/MXB120543

The Property Ombudsman

Property Ref:
MXB120543 - 0006

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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