



Morthen Road, Wickersley Rotherham S66 1DY

welcome to

Morthen Road, Wickersley Rotherham

MORTHEN MEETS THE EYE - This beautifully refurbished home occupies a generous corner plot in a sought-after location, offering modern, move-in-ready accommodation. Benefiting from off-road parking and being conveniently situated close to local shops, schools and amenities...VIEW NOW!!!



Agents Note Aml

"Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead."

Downstairs W.C

Fitted with a WC and hand wash basin, this convenient ground floor cloakroom benefits from a side facing double glazed window, providing natural light and ventilation.

Lounge / Dining Room

A spacious, open plan living and dining area that flows seamlessly into the kitchen, creating the perfect space for modern family living and entertaining. Featuring stylish herringbone flooring throughout, a front facing double glazed window and radiator, along with an additional side facing double glazed window and radiator, allowing plenty of natural light to flood the room.

Kitchen

Open from the lounge/diner, this modern and stylish kitchen is fitted with a range of wall and base units, incorporating an integrated hob, oven and microwave. There is a sink and drainer, along with space for a fridge/freezer and washing machine. The room benefits from a rear facing double glazed window and a side facing double glazed door, providing natural light and access to the outside.

Bedroom One

A bright and well presented double bedroom, finished in a clean and neutral style. Featuring a front facing double glazed window, a central heating radiator and fitted wardrobes, providing excellent storage space.

Bedroom Two

A well proportioned secondary bedroom featuring a rear facing double glazed window and a central heating radiator. A versatile room, ideal as a

bedroom, nursery or home office.

Bedroom Three

A good sized third bedroom featuring a front facing double glazed window and a central heating radiator. A versatile space that could be utilised as a child's bedroom, guest room or home office.

Bathroom

A modern and stylish bathroom finished with attractive marble effect tiling. Fitted with a bath, separate walk-in shower cubicle and hand wash basin, creating a practical yet luxurious space. Having a side facing double glazed window, allowing for natural light and ventilation.

The WC is separate from the main bathroom, fitted with a WC and hand wash basin. Having a side facing double glazed window, providing natural light and ventilation.

Outside

Occupying a generous corner plot, the property is surrounded by well maintained lawned gardens, creating an attractive outdoor setting. The home further benefits from a garage, providing secure off road parking and additional storage space.



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welcome to

Morthen Road, Wickersley Rotherham

- Three bed semi detached property - Fully refurbished
- Popular Residential Location - Corner plot position
- Modern & Move-In Ready Accommodation
- Ideal for First-Time Buyers or Families
- Close to Local Shops, amenities & schools

Tenure: Freehold EPC Rating: D

Council Tax Band: B

£320,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
RTF117567 - 0003

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