



AUCTION GUIDE

**£65,000**

**Peel Street**

Worsbrough Common, Barnsley, S70 4DU



## PROPERTY SUMMARY

Being Sold via Secure Sale online bidding. Terms & Conditions apply. Starting Bid £75,000

Located in the popular neighbourhood of Worsbrough Common, Barnsley, this pleasant terraced house on Peel Street offers a great opportunity for both first-time buyers and seasoned investors alike. Spanning an inviting 829 square feet, the property features three well-proportioned bedrooms, making it ideal for families or those seeking extra space. Upon entering, you are greeted by a comfortable reception room that provides a warm and welcoming atmosphere. The layout of the home is practical and functional, ensuring that every corner is utilised effectively. The property also boasts a well-appointed bathroom, catering to the needs of modern living. One of the standout features of this residence is its location. Situated within walking distance to the railway station, commuting to nearby towns and cities is both convenient and efficient, making it an attractive option for professionals. Additionally, the surrounding area is known for its popularity among residents, further enhancing the appeal of this property as a sound investment with promising returns. Whether you are looking to settle down in a popular community or seeking a property with great rental potential, this terraced house on Peel Street is certainly worth considering. With its blend of comfort, convenience, and investment potential, it presents a fantastic opportunity in the heart of Barnsley.

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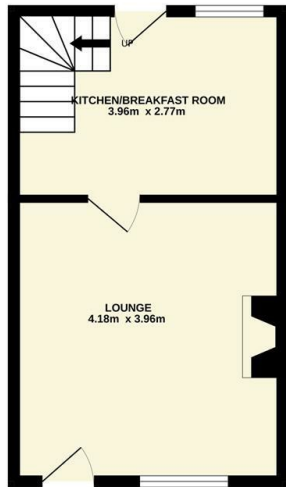
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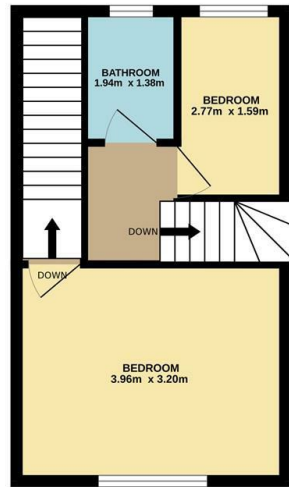




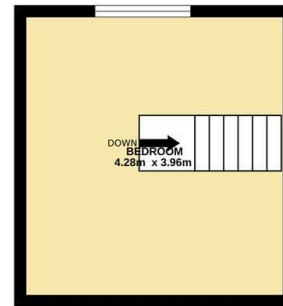
GROUND FLOOR  
26.9 sq.m. approx.



1ST FLOOR  
27.5 sq.m. approx.



2ND FLOOR  
17.0 sq.m. approx.



TOTAL FLOOR AREA : 71.5 sq.m. approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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## LOCAL AUTHORITY

BMBC

## TENURE

Freehold

## EPC RATING

D

## COUNCIL TAX BAND

A

## VIEWINGS

By prior appointment only

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		87
(81-91) B		
(69-80) C		
(55-68) D	65	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



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