



**Frobisher Grove, Maltby Rotherham S66 8QU**

**welcome to**

**Frobisher Grove, Maltby Rotherham**

Tucked away on a quiet cul-de-sac is this well-presented three bedroom Bungalow available with NO CHAIN! Sat on a fantastic corner plot with front, side and rear gardens and a driveway with parking for multiple vehicles ideal for someone with a caravan or motorhome. Early viewings are advised!!



### **Entrance Porch**

Entry through a front facing UPVC door with a side double glazed window, offering access to a useful storage cupboard and featuring one central heated radiator.

### **Lounge Diner**

A welcoming and sizeable lounge diner showcasing a stylish electric fire with an attractive surround that serves as the room's focal point. The space also benefits from a front-facing double-glazed window and a central heated radiator.

### **Kitchen**

Fully fitted kitchen comprising a range of wall, draw and base units with tiled splashbacks and contrasting worksurfaces which houses the stainless steel sink drainer. Has an integrated electric hob and extractor hood, whilst space is available for an integrated oven. There is a storage pantry, central heated radiator, side facing double glazed window and a side UPVC door.

### **Inner Hall**

Access to all living areas and a storage cupboard.

### **Bedroom One**

A rear-facing double bedroom complete with fitted wardrobes, a rear double-glazed window, and one central heated radiator.

### **Bedroom Two**

A rear-facing bedroom with sliding patio doors opening into the conservatory, benefiting from a centrally heated radiator.

### **Conservatory**

Featuring a PVC roof, double-glazed windows to the side and rear, along with a rear uPVC door providing access to the garden.

### **Bedroom Three**

Having a rear facing double glazed window and one central heated radiator.

### **Bathroom**

A fully fitted bathroom with tiled walls, incorporating a wash hand basin, low-flush W/C and an accessible bath. The room benefits from ceiling spotlights, a central heated towel radiator and a side-facing double-glazed window. There is also access to the loft via a fitted loft hatch.

### **Garage**

An integral garage with up/over door to the front, power, lighting and plumbing for a washing machine.

### **Outside**

Tucked away in a quiet cul-de-sac on a great corner plot.

Arriving to the front is a driveway with space for multiple vehicles. The front garden is low maintenance with pebbles. A side gate provides access to the side garden leading to the rear. There are lawned areas, paved patios and flower beds.



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welcome to

## Frobisher Grove, Maltby Rotherham

- NO CHAIN!!
- Three Bedroom Bungalow
- Well-Presented Throughout
- Fantastic Corner Plot
- Driveway With Space For Multiple Vehicles

Tenure: Freehold EPC Rating: B  
Council Tax Band: B

offers over

**£210,000**



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
MBY106388 - 0003

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william h brown



**01709 812301**



[maltby@williambrown.co.uk](mailto:maltby@williambrown.co.uk)



54 High Street, Maltby, ROTHERHAM, South  
Yorkshire, S66 8LA



**[williambrown.co.uk](http://williambrown.co.uk)**