



## Oakwell Vale, Barnsley, S71

£700 PCM

This fabulous, modern two bed apartment is under 10 minutes drive to Barnsley town centre and comes with allocated parking, and gas central heating!

The generously proportioned open plan living space, and is the ideal space for modern living. The Kitchen has plenty of storage space and includes an integrated fridge/ freezer, fan oven with electric hob and washing machine.

The bathroom is finished with contemporary wall tiles and features a modern suite, including bath with overhead, chrome shower fixture, pedestal sink, and w/c.

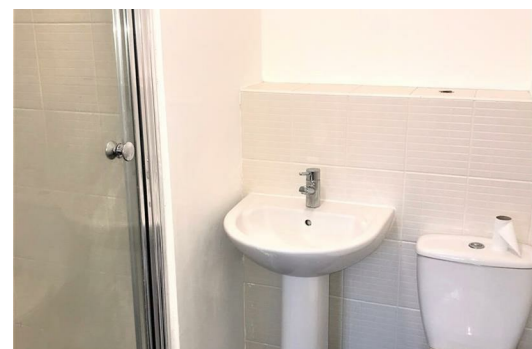
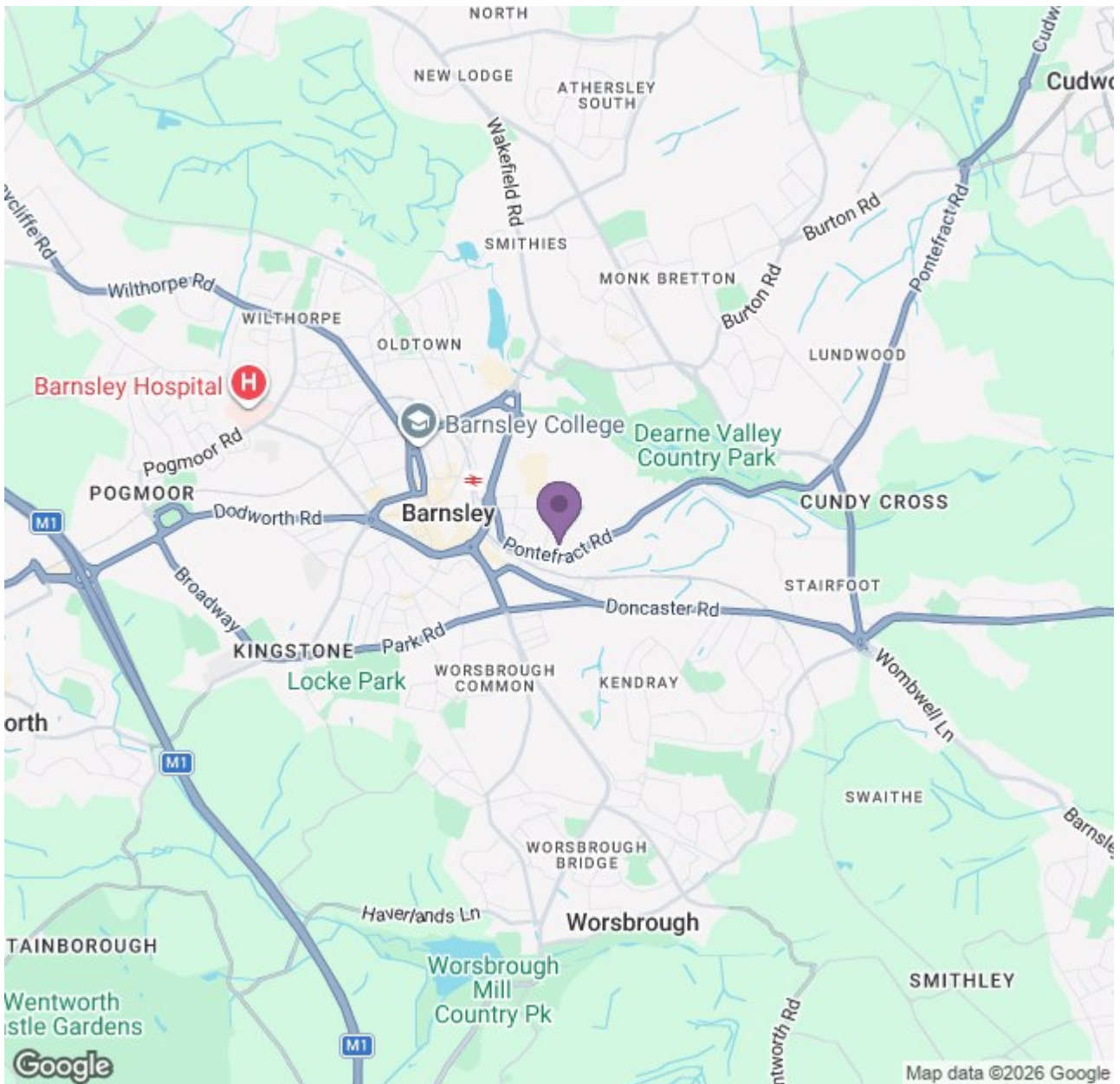
Location-wise, Oakwell Vale enjoys a quiet cul-de-sac position within a well regarded development. Barnsley train station is just 1 mile away and the M1 motor way link a short 10 minute drive.

If you ask us, this place is pretty top notch. Book your viewing today as this one won't be on the market for long!

\*The images used are for marketing purposes only, layout and fixtures and fittings may vary.

Available 7th September





| Energy Efficiency Rating    |         |        | Environmental Impact (CO <sub>2</sub> ) Rating |         |        |
|-----------------------------|---------|--------|------------------------------------------------|---------|--------|
| Best possible energy rating | Current | Target | Best possible CO <sub>2</sub> rating           | Current | Target |
| A                           | B       | 79     | A                                              | B       | 84     |
| B                           | C       |        | B                                              | C       |        |
| C                           | D       |        | C                                              | D       |        |
| D                           | E       |        | D                                              | E       |        |
| E                           | F       |        | E                                              | F       |        |
| F                           | G       |        | F                                              | G       |        |
| G                           |         |        | G                                              |         |        |
| England & Wales             |         |        | England & Wales                                |         |        |