





Wisteria Close,Thurnscoe Rotherham S63 0FJ

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welcome to

Wisteria Close, Thurnscoe Rotherham

£200,000-£210,000 A FLOURISHING FAMILY HOME! Beautifully presented throughout, this stylish 3 bedroom semi-det home enjoys a cul-de-sac setting, driveway, en-suite, downstairs W.C. & a delightful rear garden, all within a sought-after residential development. EXCELLENT FAMILY HOME - CALL NOW!



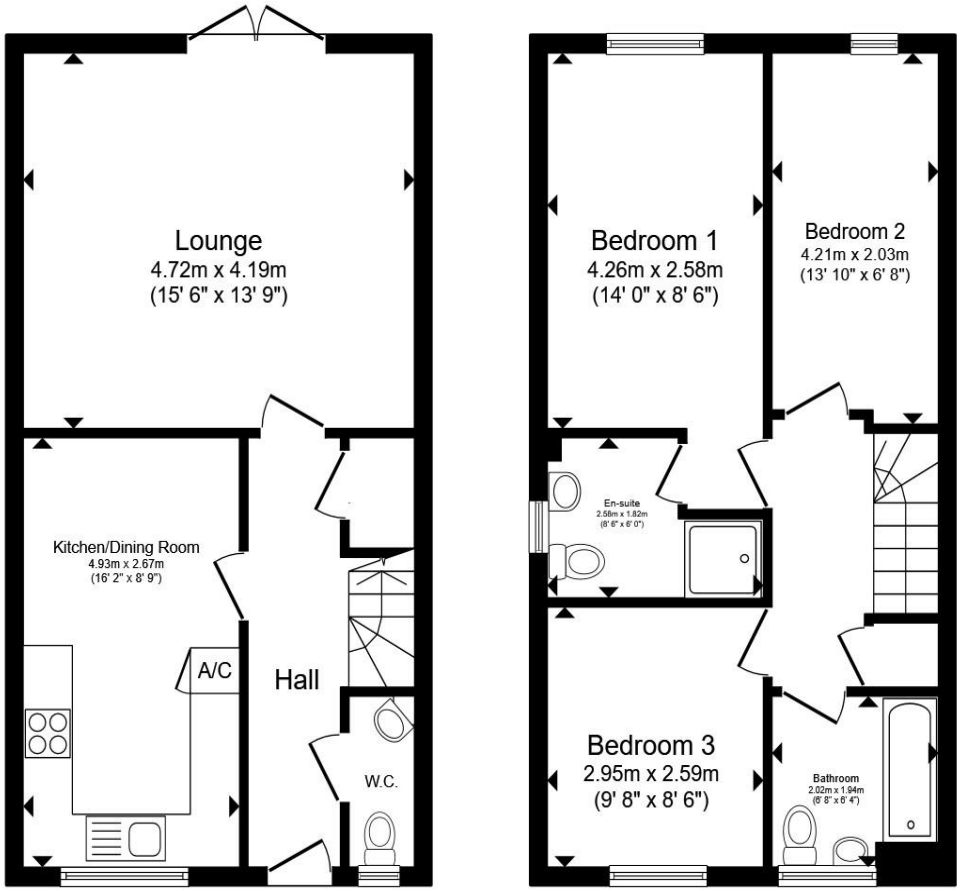












Ground Floor **First Floor**

Total floor area 88.0 m² (947 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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Agents Note

Agents Note Aml

Entrance Hall

Kitchen

Downstairs W.C.

Lounge

Landing

Bedroom One

En Suite

Bedroom Two

Bedroom Three

Bathroom

Exterior

welcome to

Wisteria Close, Thurnscoe Rotherham

- Modern style 3 bedroom semi-detached. EPC B. Council Tax C
- Highly sought residential estate - excellently placed for local amenities, schools, shops & transport links
- Delightful cul-de-sac position
- Tastefully finished throughout with a fresh & contemporary feel
- Downstairs W.C, en-suite & family bathroom

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









Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/MXB120751

The Property Ombudsman

Property Ref:
MXB120751 - 0002

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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