

AWAITING PHOTO

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Moorhouse Drive,Thurcroft Rotherham S66 9BF

william h brown

welcome to

Moorhouse Drive, Thurcroft Rotherham

MODERN THREE BEDROOM DETACHED home with OFF ROAD PARKING and GARAGE. Close to local amenities, schools and transport links***PRICE - .£260,000***








Entrance Hall
Carpet flooring, central heating radiator and front facing double glazed composite door.

Cloakroom
Tiled flooring, central heating radiator, low flush WC, wash hand basin and rear facing double glazed window.

Lounge
Carpet flooring, central heating radiator, front facing double glazed window and side facing double glazed patio doors.

Kitchen Diner
Fitted gloss units incorporating stainless steel sink and drainer, electric oven, gas hob, fridge freezer, dishwasher and plumbing for washing machine. Vinyl flooring, central heating radiator, front facing double glazed window, two side facing double glazed windows and cupboard housing combi boiler.

Stairs And Landing
Stairs rising to first floor accommodation with carpet flooring, central heating radiator, storage cupboard and rear facing double glazed window.

Bedroom One
Carpet flooring, two central heating radiators, rear facing double glazed window and side facing double glazed window.

En Suite
Three piece suite comprising low flush WC, wash hand basin and mains shower cubicle. Vinyl flooring, partial wall tiling, central heating radiator and side facing double glazed window.

Bedroom Two
Carpet flooring, central heating radiator, front facing double glazed window and side facing double glazed window.

Bedroom Three
Carpet flooring, central heating radiator and side facing double glazed window.

Bathroom
Three piece suite comprising low flush WC, wash hand basin and paneled bath. Vinyl flooring, central heating radiator and front facing double glazed window.

Outside Space
To the front of the property is a driveway providing off road parking and a lawned garden leading around the side with bushes, trees and plants in borders. To the rear of the property is a patio seating area, artificial lawned garden and storage outbuilding with power and lighting.

Garage
Garage with power, lighting and manual up & over door.

Agents Notes
Please note that the AML fee covers 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.

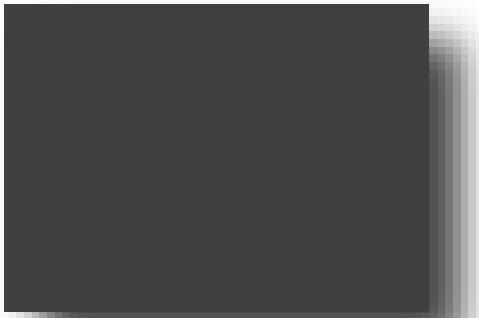
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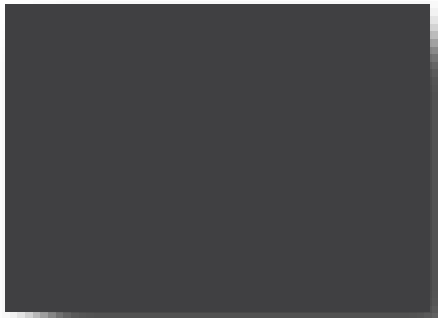
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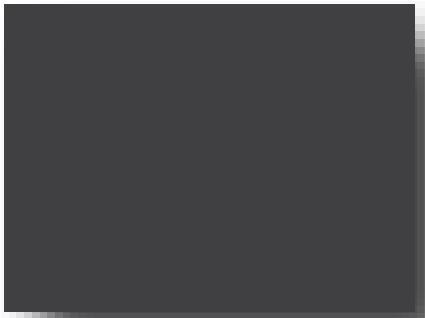
- MODERN THREE BEDROOM DETACHED HOME
- *** Internal Images Coming Soon***
- GARAGE
- CLOSE TO LOCAL AMENITIES
- ***PRICE - £260,000***

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

£260,000









Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/DGT108224

The Property Ombudsman

Property Ref:
DGT108224 - 0003

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.

william h brown

01909 568811

dinnington@williamhbrown.co.uk

20 Laughton Road, Dinnington, SHEFFIELD,
South Yorkshire, S25 2PS

williamhbrown.co.uk

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Witan Gate House, 500-600 Witan Gate West, Milton Keynes, MK9 1GF. VAT Registration Number is 500 2481 05.