



Strauss Crescent, Maltby Rotherham S66 7QJ

welcome to

Strauss Crescent, Maltby Rotherham

A lovely example of a two bedroom end-terraced home on a corner plot with open aspect views to the rear. Being well-presented throughout, with a stunning shower room, bright and spacious lounge, enclosed low maintenance gardens and the added bonus of having a garage.



Entrance Hall

Entry is through a front-facing composite door, opening into the hallway with stairs rising to the first-floor accommodation. The hallway also benefits from a central heated radiator.

Kitchen

A well-presented, fully fitted kitchen offering a range of wall, drawer, and base units with tiled splashbacks and contrasting work surfaces incorporating the sink and drainer. There is space for a washing machine, fridge, freezer, and cooker, and the room benefits from a front-facing double-glazed window.

Lounge

Rear facing lounge having a double glazed window and composite door that are both rear facing. The lounge also benefits from one central heated radiator and understairs cupboard.

Landing

Access to both bedrooms, bathroom and loft through a loft hatch. The landing also benefits from a storage cupboard,

Bedroom One

A front-facing double bedroom featuring a built-in cupboard/wardrobe offering excellent storage. The room also includes a double-glazed front window and a central heated radiator.

Bedroom Two

Rear facing bedroom with a double glazed window and one central heated radiator.

Shower Room

A beautiful modern, fully tiled shower room featuring a wash hand basin with vanity unit, low-flush W/C, and a walk-in mains shower. The space is enhanced with ceiling spotlights, a centrally heated towel radiator, and a rear-facing double-glazed window.

Outside

The front of the property features an enclosed low-maintenance tiered garden with graveled flowerbeds, along with a side gate providing access to the rear garden.

To the rear, you will find a low-maintenance, enclosed paved garden with access to a brick-built shed equipped with power.

Garage

Being located a short walk away from the property with an up/over door.



view this property online williamhbrown.co.uk/Property/MBY106381



welcome to

Strauss Crescent, Maltby Rotherham

- Two Bedroom End-Terraced
- Fantastic Corner Plot
- Well-Presented Throughout
- Modern Shower Room
- Open Aspect Views To Rear

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

£105,000



Please note the marker reflects the
postcode not the actual property

view this property online williamhbrown.co.uk/Property/MBY106381



Property Ref:
MBY106381 - 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.

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 Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



william h brown



01709 812301



maltby@williamhbrown.co.uk



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



williamhbrown.co.uk