



£125,000 Guide Price

Gresham Avenue, Brinsworth, Rotherham

Bungalow | 1 Bedroom | 1 Bathroom

01709 912730



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Step Inside

Key Features

- One Double Bedroom Bungalow
- Spacious Lounge/ Diner
- Bathroom/ Ensuite
- Separate WC
- Front and Enclosed Private Rear Garden
- Designated Off Road Parking
- Highly Desirable Cul-De-Sac Location
- NO ONWARD CHAINMUST BE VIEWED!

Property Description

GUIDE PRICE £125,000 to £135,000

IF YOU'RE LOOKING FOR A BUNGALOW, THIS IS PERFECT FOR TWO...NESTLED AWAY ON GRESHAM AVENUE...!

This beautiful property offers spacious living throughout, rarely do properties of this stature come to the market in such a highly sought-after location of Brinsworth.

Main Particulars

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This beautiful property offers spacious living throughout, rarely do properties of this stature come to the market in such a highly sought-after location of Brinsworth, only a stones throw away from local amenities, excellent transport links and schools. The property boasts a cosy entrance porch, cloakroom, fitted kitchen, spacious lounge diner, one double bedroom with ensuite bathroom and a separate wc. To the outside an attractive frontage with manicured gardens and ample off-road parking. The rear enjoys further low maintenance enclosed gardens with a large patio area. All this and much more can be found at this FANTASTIC PROPERTY. Call Uflit to arrange a viewing today 01709 912730.

Council Tax Band: A

Tenure: Freehold

Entrance Porch

Entering through a glazed upvc door with glazed side panels to a light and cosy porch, tiled flooring and a solid wood door to the cloakroom.

Cloakroom

With carpeted flooring, doors giving access to the wc, lounge and double doors to a large storage cupboard with radiator.

WC

Comprising of a low level wc, vanity wash hand basin, radiator, vinyl flooring and a front facing upvc window.

Lounge/diner w: 3.4m x l: 4.9m (w: 11' 2" x l: 16' 1")

On entering this spacious living area your eyes are drawn to the focal feature wall mounted fire, a large front facing bay window illuminates this entire area whilst two radiators add warmth, carpeted flooring and doors leading to the bedroom and kitchen.

Kitchen w: 2.2m x l: 2.7m (w: 7' 3" x l: 8' 10")

Comprising of a range of wall and base units, complimentary worksurface areas and tiled back panels. Integrated oven, electric hob, extractor fan with plumbing for further utilities. Vinyl flooring and a glazed rear facing upvc door with glazed side panel opening onto the garden.

Master bedroom w: 3.5m x l: 3.7m (w: 11' 6" x l: 12' 2")

A spacious master bedroom with a range of fitted sliding mirrored wardrobes, rear facing upvc window, carpeted flooring, radiator and a door to the ensuite bathroom.

Bathroom w: 2.2m x l: 2.0m (w: 7' 3" x l: 6' 7")

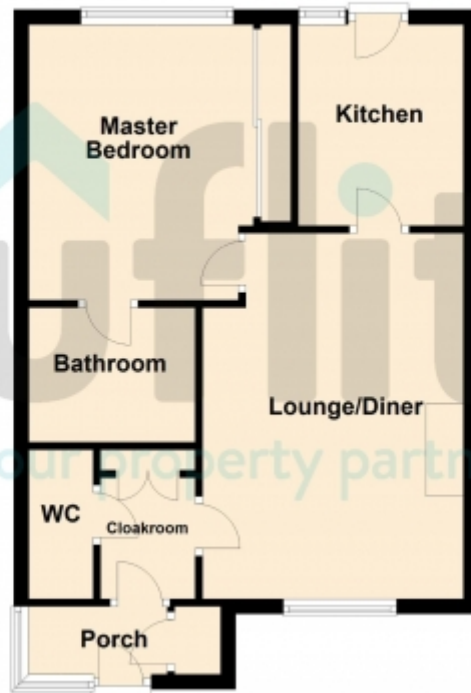
Benefitting from a panelled bath, low level wc and vanity wash hand basin. Partially tiled walls, radiator, vinyl flooring, a side facing upvc window and a loft hatch creating additional storage.

Outside

The property is nestled away on a quiet cul-de-sac sitting back from the roadside blending peacefully into its surroundings. Lawned gardens with decorative borders and ample off-road parking. To the rear a low maintenance garden with a large paved patio with further manicured borders and shed all enclosed by fencing and not overlooked.

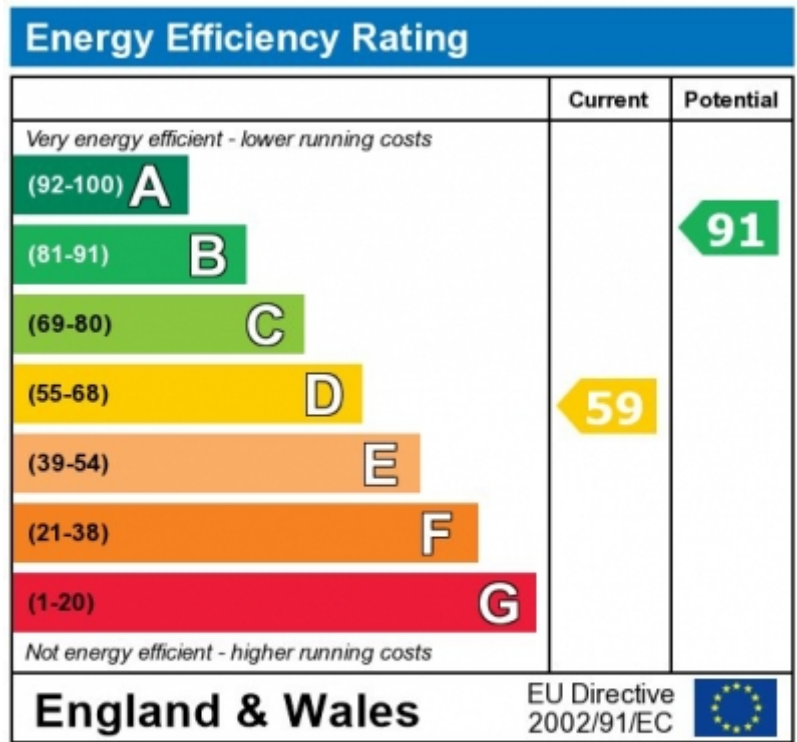


Ground Floor



This floorplan is for illustrative purposes only and the location of doors, windows and other items are approximate.

Agents notes: All measurements are approximate and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. Copyright © 2024 11819355 Registered Office: , 29 Brinsworth Lane, Brinsworth, Rotherham, S60 5BS



The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy

Telephone: 01709 912730



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