

HUNTERS®

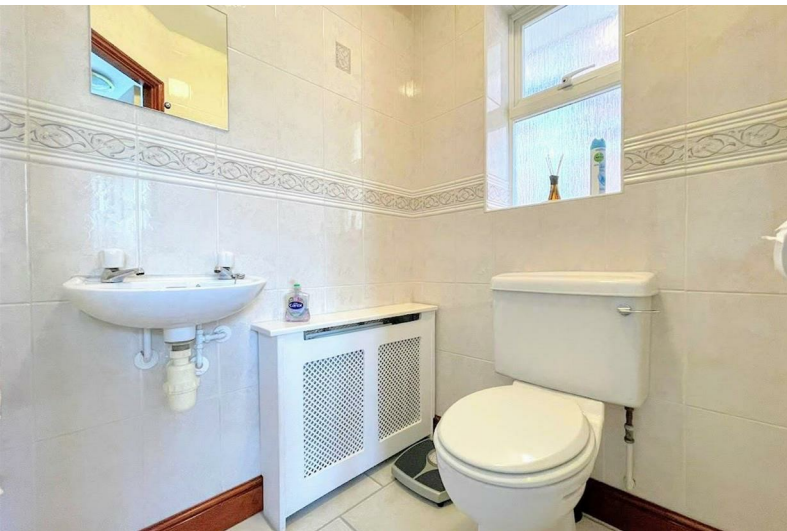
HERE TO GET *you* THERE



4 Alford Close

Barnsley, S75 2SB

£350,000



4 Alford Close

Barnsley, S75 2SB

£350,000



Entrance Hall

6'7" x 13'1" (2 x 4)

Welcomed into the property via the composite entrance door into the hallway with oak wood flooring, a wall mounted radiator, stairs rising to the first floor and access to rooms on the ground floor.

Lounge

12'6" x 19'4" (3.8 x 5.9)

The lounge provides fitted carpets, two wall mounted radiators and a PVCu double glazed window to the front elevation.

Kitchen Dining Room

11'10" x 17'1" (3.6 x 5.2)

The kitchen is fitted with a range of wall and base units featuring integral appliances that includes an electric oven, a four ring gas hob with extractor fan over, fridge, freezer and an inset sink and drainer with a swan neck mixer tap over. Also with tiled flooring, a wall mounted radiator and two rear facing PVCu double glazed windows.

Dining Room

9'10" x 10'6" (3 x 3.2)

A further dining room with fitted carpets, a wall mounted radiator and PVCu double glazed sliding patio doors leading to the rear garden.

Utility Room

8'2" x 11'6" (2.5 x 3.5)

The utility room is fitted with units with space for washing machine and tumble dryer.

WC

Located on the ground floor with a low flush WC, wash hand basin, wall mounted radiator and an elevated PVCu double glazed window.

Landing

Offering fitted carpets and access to rooms on the first floor.

Bedroom One

12'6" x 13'1" (3.8 x 4)

The first bedroom provides fitted carpets, a wall mounted radiator and elevated PVCu double glazed window.

En-Suite

Leading from the first bedroom is the en suite offering a three piece suite comprising a low flush WC, pedestal wash hand basin and step in shower cubicle. Also with a wall mounted towel radiator and elevated PVCu double glazed window.

Bedroom Two

12'2" x 12'2" (3.7 x 3.7)

The second bedroom provides fitted carpets, a wall mounted radiator and an elevated PVCu double glazed window.

Bedroom Three

8'10" x 9'10" (2.7 x 3)

The third bedroom includes fitted carpets, integral wardrobes to one wall, a wall mounted radiator and an elevated PVCu double glazed window.

Bedroom Four

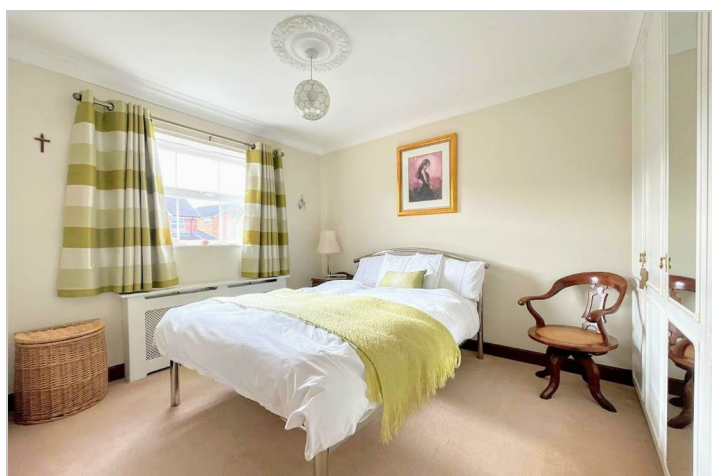
8'10" x 8'10" (2.7 x 2.7)

The fourth bedroom provides fitted carpets, a wall mounted radiator and an elevated PVCu double glazed window.

Bathroom

The fully tiled house bathroom features a three piece

suite comprising a low flush WC, pedestal wash hand basin and panel bath. Also with a wall mounted towel radiator and an elevated PVCu double glazed window.



Road Map



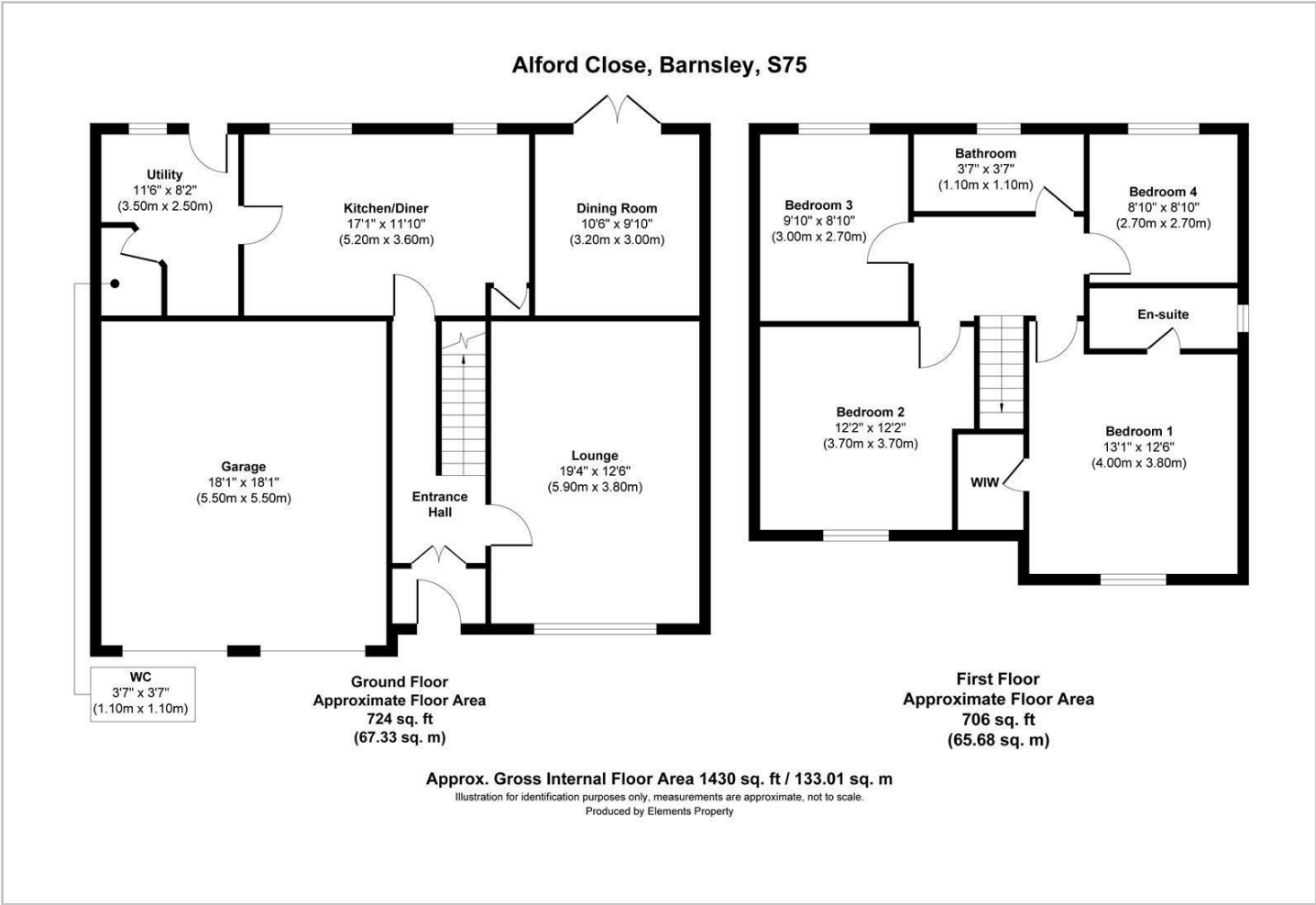
Hybrid Map



Terrain Map



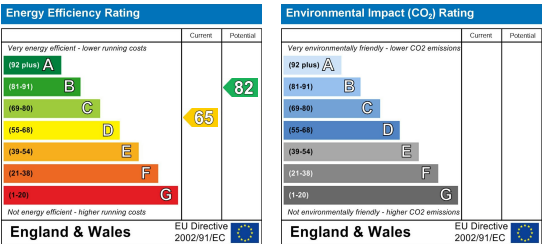
Floor Plan



Viewing

Please contact our Hunters Barnsley Office on 01226 447155 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.