



Cross Lane

Royston, Barnsley, S71 4AR

Offers In Excess Of £180,000



JUST LOOK AT THE GARDEN!!

Hunters are excited to welcome this absolutely stunning three bedroom semi-detached property situated in the high demand location of Royston, Barnsley. With a variety to do within easy reach of the town centre. Ideally close to schools maintaining their high standard Ofsted report and other amenities.

With double glazing throughout and gas central heating.

The property itself briefly accommodates an entrance hall, a lounge, kitchen, Dining room, three bedrooms, a family bathroom, and an extremely generously sized garden to the rear of the property.

If you're looking to move to Royston, Barnsley, this is definitely the one for you.

Call Hunters Estate Agents today to arrange your highly advised viewing and avoid disappointment.



Entrance hall

Kitchen 14'1" x 9'6" (4.3m x 2.9m)

Lounge 11'1" x 12'9" (3.4m x 3.9m)

Dining room 9'10" x 12'9" (3m x 3.9m)

Landing

Family bathroom 7'10" x 6'6" (2.4m x 2m)

Bedroom one 13'1" x 9'10" (4m x 3m)

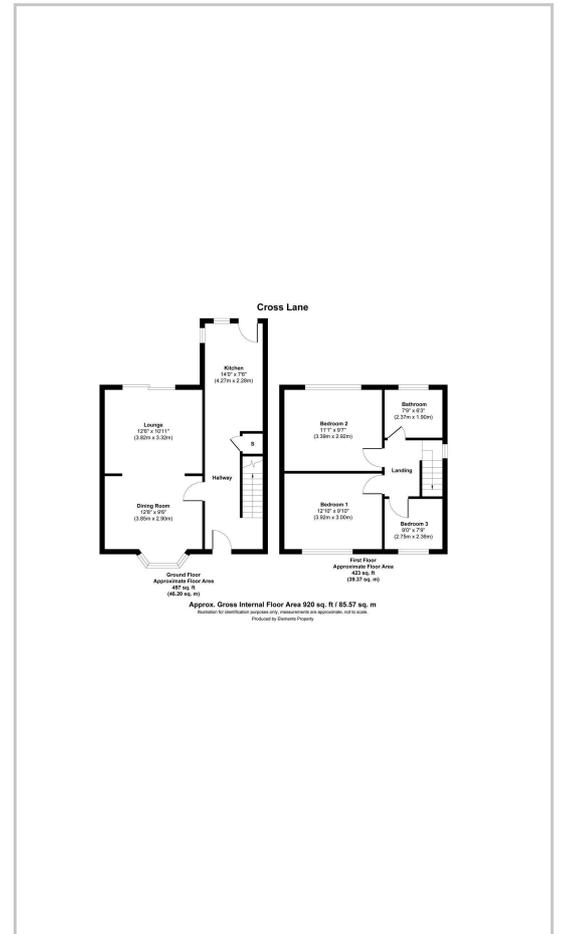
Bedroom two 11'1" x 9'10" (3.4m x 3m)

Bedroom three 9'2" x 7'10" (2.8m x 2.4m)

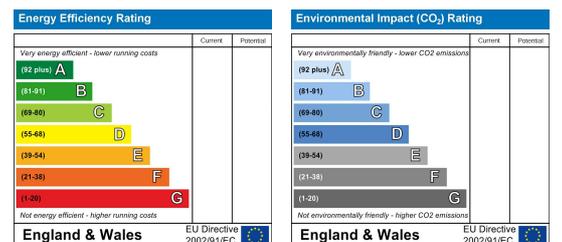
Area Map



Floor Plans



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.

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