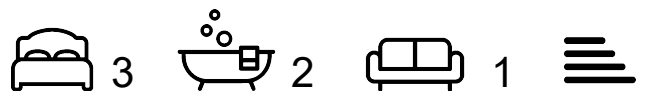




## Stuart Street

Thurnscoe, S63 0ED

Guide Price £135,000 - £145,000



- THREE BEDROOM TOWN HOUSE
- REFURBISHED THROUGHOUT
- GENEROUS DIMENSIONS
- CLOSE TO LOCAL AMENITIES
- COUNCIL TAX BAND A
- NO UPWARD CHAIN
- OFF ROAD PARKING
- ENCLOSED GARDEN
- GCH DG
- EPC RATING: TBC

# Stuart Street

Thurnscoe, S63 0ED

Guide Price £135,000 - £145,000



\*\*\* GUIDE PRICE £135,000 TO £145,000 \*\*\*

CALL NOW TO AVOID MISSING OUT ON THIS STUNNING, NEWLY REFURBISHED THREE BEDROOM MID TOWN HOUSE, LOCATED IN THE POPULAR VILLAGE OF THURNSCOE. Boasting no upward chain, off road parking, enclosed rear garden, refurbished throughout with new décor, flooring, bathrooms and kitchen. Close to all local amenities with Thurnscoe high street a short walk away offering supermarkets, retail store, local business and public houses, surrounded by reputable schools, good links via road or rail to Barnsley, Rotherham, Doncaster and Sheffield while also being within easy reach of the A1 and M1. Property briefly comprises of living room, kitchen/diner, WC, three bedrooms one with en-suite and shower room. VIEWINGS ARE A MUST!!

## ENTRANCE HALL

Via a uPVC and frosted glass door this leads into the welcoming entrance hall with neutral décor, tiled floor, stairs rising to first floor and doors leading to the living room and kitchen/diner.

## LIVING ROOM

18'08" x 11'04" (5.69m" x 3.45m")

Step into the bright and airy living space with uPVC window to the front as well as uPVC French doors to the rear really bringing the outdoors in and filling this space with natural light, having neutral décor, aerial point and wall mounted radiator to finish.

## KITCHEN/DINER

18'08" x 9'09" (5.69m" x 2.97m")

The real hub of the home is the spacious and newly fitted kitchen/diner, having an array of wall and base units in white providing storage, contrasting work surface over, sunken black sink and drainer with stainless steel mixer tap over, integrated gas hob with extractor fan, integrated electric oven as well as microwave and dish washer, tiles to floor as well as splash back tiles to walls, neutral décor, wall mounted radiator, ample space for a dining table, uPVC windows to both the front and rear elevation and further door opening to the WC.

## WC

2'10" x 10'08" (0.86m" x 3.25m")

Handy new addition to this home is the down stairs WC, comprising of wall mounted wash hand basin with under storage, low flush WC, space and plumbing for washing machine, tiled walls and floor for easy clean, and uPVC frosted window to the rear.

## LANDING

From the landing all doors lead to bedrooms and shower room

## MASTER BEDROOM

18'08" x 9'09" (5.69m" x 2.97m")

Generously sized master bedroom with uPVC windows to the front and rear elevation filling this room with natural light, plenty of space to add

storage and furniture if needed, having wall mounted radiator and door leading to the en-suite.

## EN-SUITE

8'00" x 5'07" (2.44m" x 1.70m")

The newly added en-suite is the perfect spot to relax and unwind, having built in vanity unit including wash hand basin and WC, white bath with hand held shower and glass screen in place, neutral toned tiles are fitted for easy clean and a chrome heated towel rail finishes this space.

## BEDROOM TWO

14'09" x 8'09" (4.50m" x 2.67m")

Another good size double bedroom with uPVC window to the front and wall mounted radiator.

## BEDROOM THREE

9'06" x 8'01" (2.90m" x 2.46m")

Single bedroom or great office space, having uPVC window to the rear and wall mounted radiator.

## SHOWER ROOM

6'02" x 4'05" (1.88m" x 1.35m")

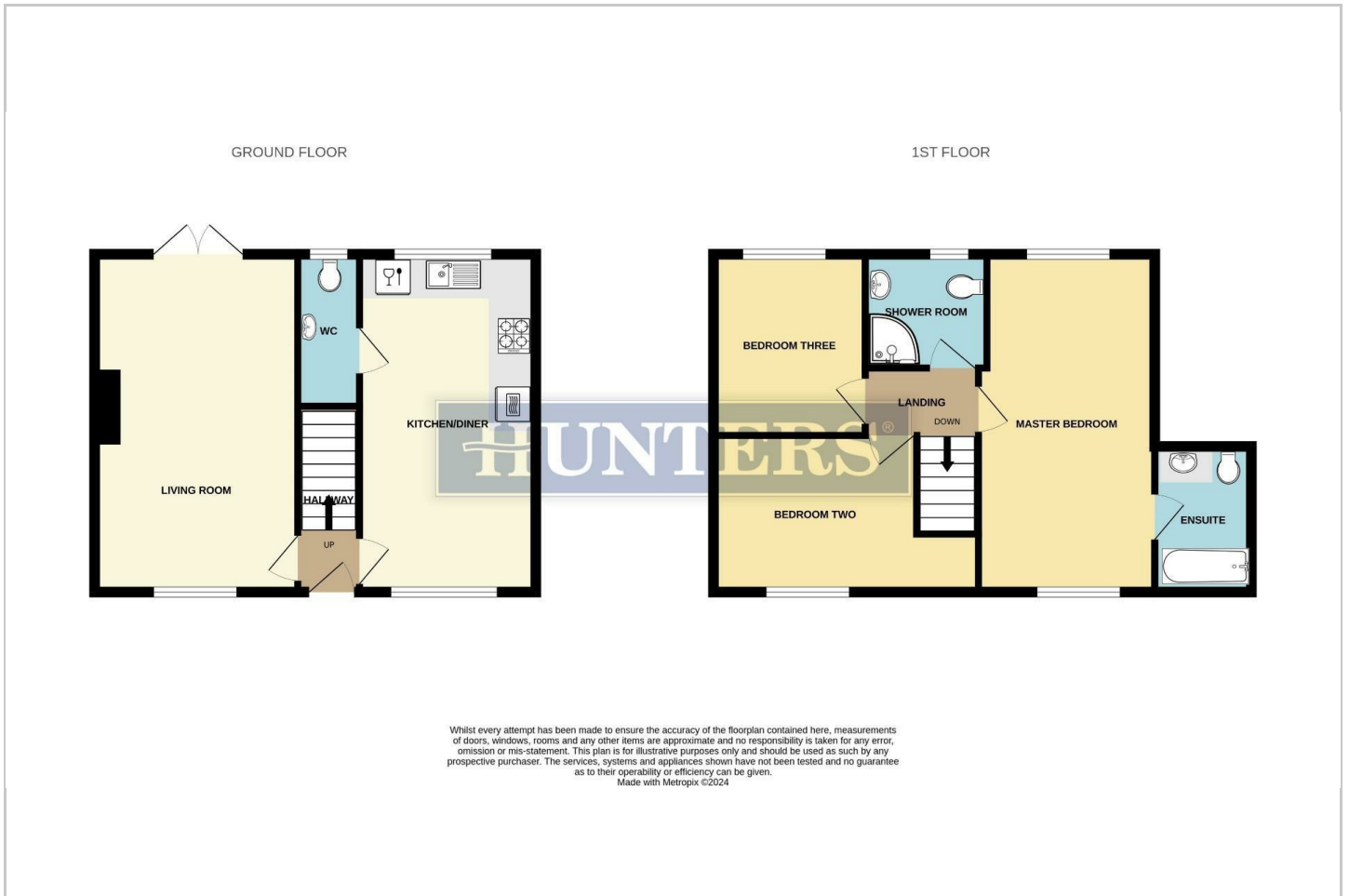
Fitted shower room consisting of low flush WC, wash hand basin and corner shower, with decorative splash back tiles to walls, chrome heated towel rail and frosted uPVC window to the rear.

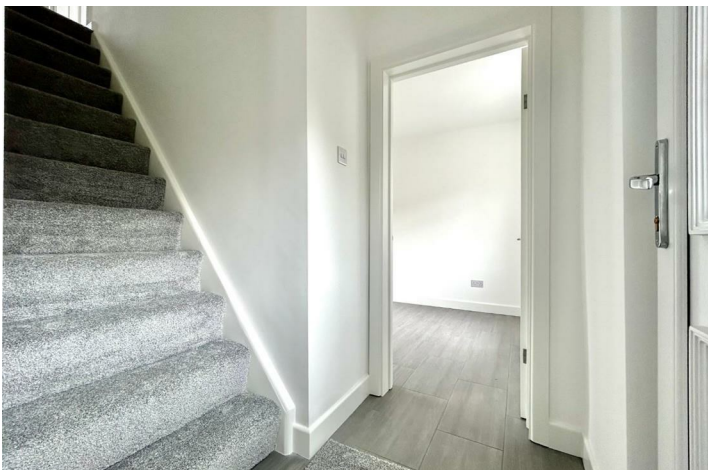
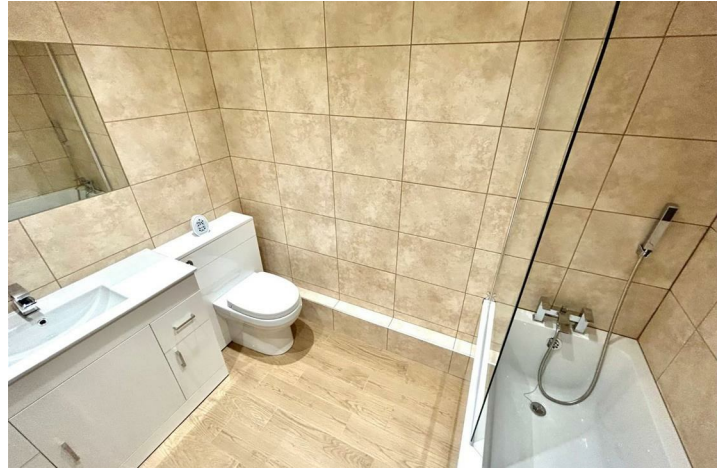
## EXTERIOR

At the rear of the property is a generous sized rear garden enclosed by fencing and mainly laid to lawn with gateway giving access to the side and front of the property.

To the front of the property are decorative iron gates and fencing giving way to a paved drive for off road parking, further path ways gives access to front entrance and shared gate leading to side and rear of the home.

# Floorplan







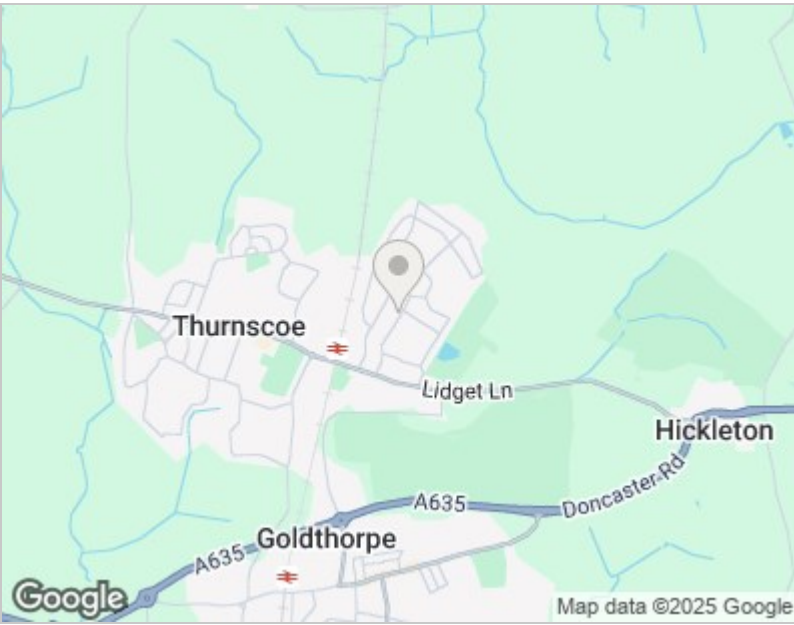
## Energy Efficiency Graph



## Viewing

Please contact our Hunters Dearne Valley - Rotherham North Office on 01709 894440 if you wish to arrange a viewing appointment for this property or require further information.

Road Map



Hybrid Map





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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