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Far Moor Close

Goldthorpe, Rotherham, S63 9FH

Offers In The Region Of £210,000



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Entrance Hall

15'4" x 6'2" (4.67m" x 1.88m")

Via a composite door this opens in to the roomy entrance hall, ideal for coats and shoes, having uPVC window to the side elevation, wall mounted radiator, staircase rising to first floor landing and doors leading to WC, living room and the kitchen/diner

WC

5'5" x 2'10" (1.65m" x 0.86m")

Handy addition to any household the room comprises of low flush WC, wash hand basin, wall mounted radiator and uPVC window to the side elevation.

Living Room

15'4" x 11'0" (4.67m" x 3.35m")

Step inside the light and airy living room, uPVC windows to the front and side elevation filling this room with natural light, beautifully presented with wall mounted radiator and aerial point in place.

Kitchen / Diner

13'0" x 17'6" (3.96m" x 5.33m")

The real hub of the home is the spacious and modern kitchen/diner, ideal spot to entertain guests, having an array of wall and base units providing storage, contrasting work surface over with stainless steel sink, drainer and matching mixer tap, integrated electric oven, gas hob with extractor over, splash back tiles, ample room for a dining table, uPVC window as well as uPVC French doors to the rear, wall mounted radiators and a further door leading to the utility room.

Utility Room

5'1" x 5'6" (1.55m" x 1.68m")

This great added space is perfect to hide away the washing, having matching units to the kitchen, work surface over and extra sink in place, wall mounted radiator and side composite door leading to rear garden finish this room.

Landing

The extensive landing has uPVC window to the side elevation, access to loft hatch, wall mounted radiator and doors leading to storage cupboard, all bedrooms and family bathroom.

Bedroom One

12'1" x 8'7" (3.68m" x 2.62m")

Generously sized master bedroom, beautifully decorated with aerial point, wall mounted radiator, uPVC window to the front and further door leading to the ensuite.

Ensuite

8'7" x 3'10" (2.62m" x 1.17m")

Great added feature to this family home is the ensuite, comprising of low flush WC, wash hand basin and shower unit, wall mounted radiator and uPVC frosted window to the side complete the room.

Bedroom Two

12'4" x 8'7" (3.76m" x 2.62m")

Another double bedroom with plenty of room to add furniture, having aerial point, wall mounted radiator and uPVC window to the rear.

Bedroom Three

7'2" x 8'9" (2.18m x 2.67m")

The roomy third bedroom is decorated in neutral tones having wall mounted radiator and uPVC window to the rear.

Bedroom Four / Dressing Room

8'0" x 8'8" (2.44m x 2.64m")

The four bedroom is currently used as a dressing room and would be an ideal office as well if wanted, neutrally decorated with wall mounted radiator and uPVC window to the front.

Family Bathroom

6'5"x 5'6" (1.96m"x 1.68m")

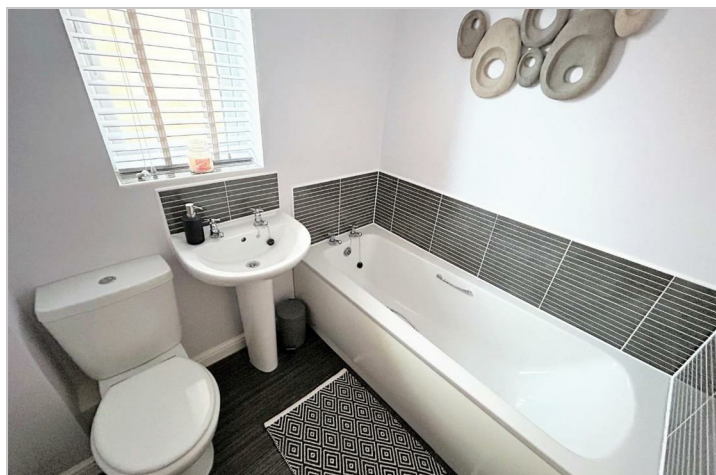
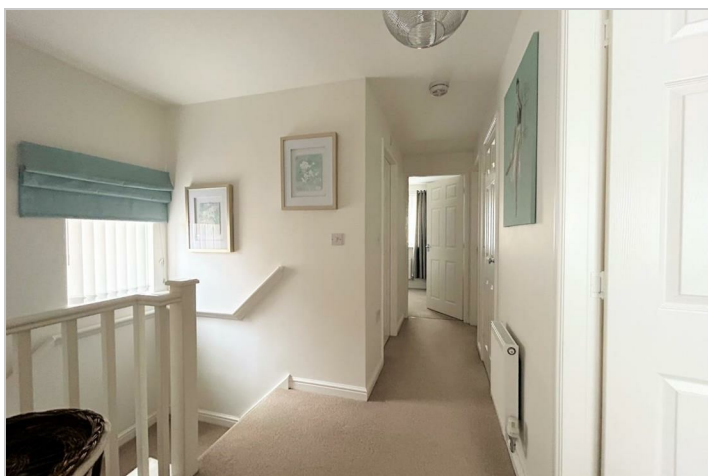
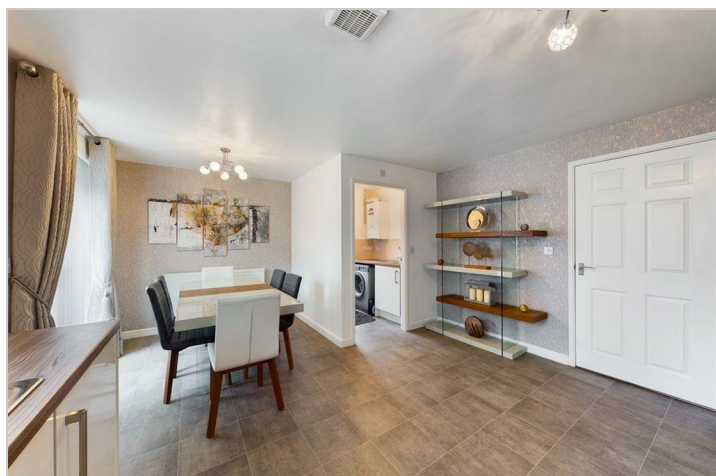
The monochrome family bathroom is the perfect place to relax and unwind, comprising of low flush WC, pedestal wash hand basin and bath, with splash back tiles to walls, uPVC frosted window to the side elevation and wall mounted radiator.

Exterior

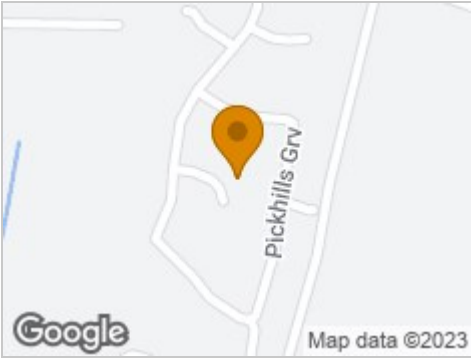
Located on a corner plot the front of the property has plenty of space for off road parking providing room for up to three cars, the detached garage is located to the front, having up and over door with power and

lighting, providing even more off road parking or storage space, a well maintained garden gives kerb appeal with a stone path leading to the front and side elevation.

The rear is a beautiful, well maintained two level fully enclosed garden, having a patio area ideal for seating in the summer months with steps leading to garden area mainly laid to lawn with raised flower beds adding a splash of colour and beauty.



Road Map



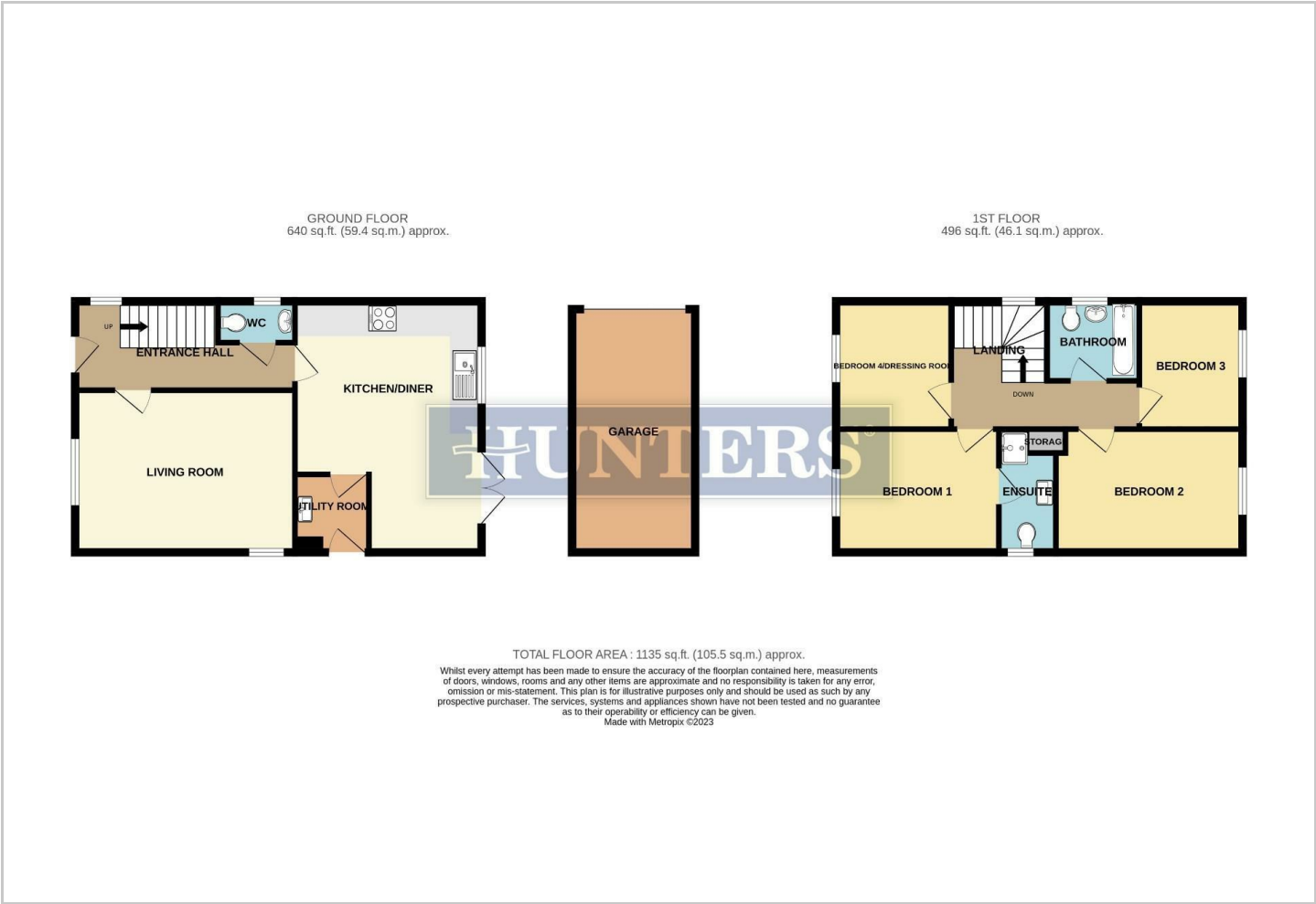
Hybrid Map



Terrain Map



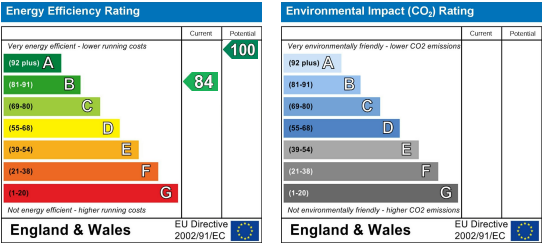
Floor Plan



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.

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.