



## 17 Market Close, Barnsley, S71 1DP

For Sale | Market Close, Barnsley

A fantastic opportunity to purchase this immaculate three-bedroom semi-detached home, situated on a highly sought-after development where properties rarely become available. Offering off-road parking, a garage, and stylish modern interiors throughout, this home is ready to move straight into.

Perfectly positioned close to Barnsley town centre, excellent commuter links, and just a short distance from Barnsley F.C., it's ideal for families, first-time buyers, and commuters alike.

The accommodation briefly comprises a welcoming lounge, a spacious kitchen/diner fitted with a modern kitchen, three well-proportioned bedrooms, and a contemporary family bathroom.

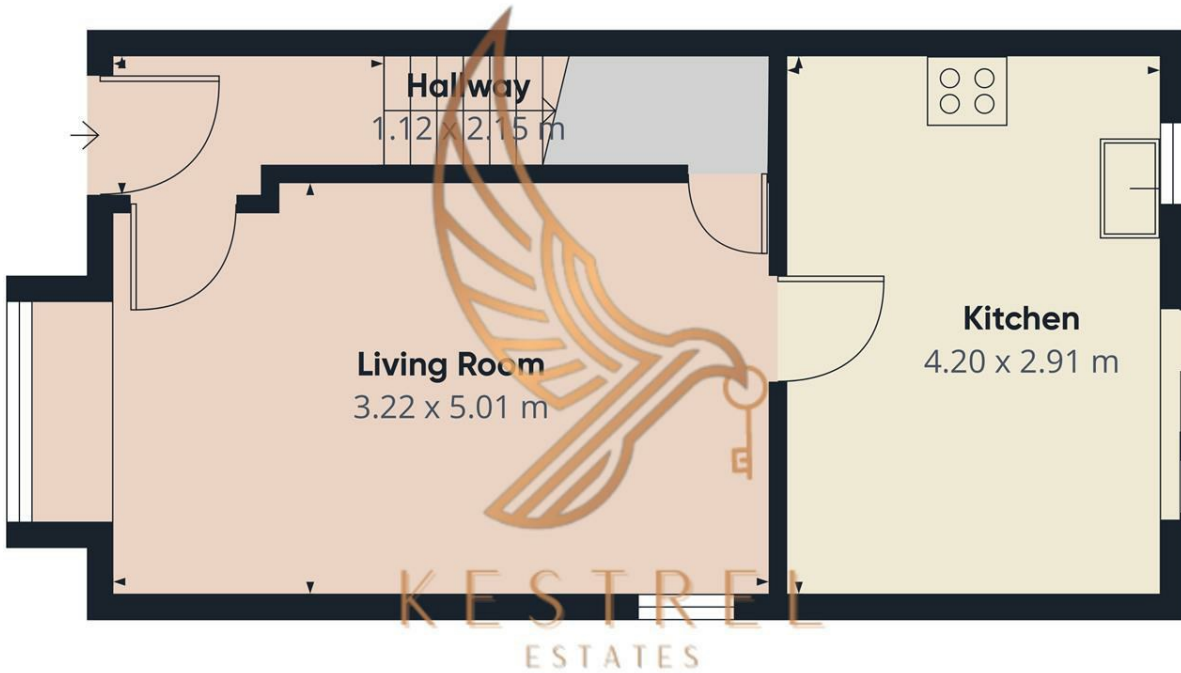
Externally, the property benefits from an enclosed rear garden, perfect for relaxing or entertaining, alongside off-road parking and a garage.

? Move-in ready? Sought-after location? Modern throughout? Rarely available development

?? Contact us today to arrange your viewing!.

**£200,000**

- Immaculate Three-Bedroom Semi-Detached Home
- Move-in ready with Modern, Stylish Interiors
- Spacious Kitchen/Diner with Contemporary Fitted Kitchen
- Well-Proportioned Bedrooms
- Master with Fitted Wardrobes
- Modern Family Bathroom
- Enclosed rear garden
- Off-Road Parking Plus Detached Garage
- Excellent location close to town centre, commuter links



Approximate total area<sup>®</sup>  
34.4 m<sup>2</sup>

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360

Floor 0

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	