

Freehold

Asking Price: £290,000

Moorview Court, Rotherham, South
Yorkshire, S61



Tel: 01709 278978

Email: info@lincolnralph.com

www.lincolnralph.com

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DETACHED CHALET STYLE BUNGALOW! THREE/FOUR BEDROOMS! EXCEPTIONAL STANDARDS WITHIN! CUL DE SAC POSITION! POPULAR AREA! CLOSE TO AMENITIES, M1 AND MEADOWHALL! VIEWING IS AN ABSOLUTE MUST!

A quite exceptional, three/four bedroom, detached, chalet style bungalow that enjoys a cul de sac position within this ever sought after location. The position provides excellent access to a range of local conveniences along with being a short drive away from junction 34 of the M1 motorway and the Meadowhall Shopping Centre. The residence occupies a generous plot and boasts exceptional standards throughout and briefly comprises an entrance hallway, well equipped fitted kitchen, lounge, garden room, two ground floor bedrooms/dining room. To the first floor is a landing and two double bedrooms. Outside, off road parking is provided by a driveway with garage and a gravelled hardstanding. The gardens are well appointed and mainly laid to lawn with flagged and decked seating areas. Viewing is essential to fully appreciate the accommodation on offer!

Entrance Hall Having a side facing double glazed entrance door, radiator and an under stairs storage cupboard. Stairs rise to the first floor landing and doors open to the kitchen, lounge, ground floor bedrooms/dining room and the shower room.

Lounge 3.58 x 3.76. A well presented room with a focal fire surround with a hearth and back incorporating a modern electric fire. Having coving to the ceiling, radiator and rear facing UPVC sliding doors open to the garden room.

Garden Room 3.21 x 2.98. Having downlights to the ceiling, side and rear facing UPVC double glazed windows and a radiator. Rear facing UPVC double glazed French doors open to the garden.

Kitchen 3.77 x 2.15. A beautifully appointed and well equipped kitchen that is fitted with a range of wall mounted and base level units with work surfaces incorporating a one and a half bowl sink unit with mixer tap. There is an integrated, Neff, five ring gas hob with extractor hood over, two built in Neff electric ovens and a microwave, integrated washing machine, built in fridge freezer and dishwasher. Having splashback panelling, downlights to the ceiling, rear facing UPVC double glazed window and a designer radiator. A cupboard houses the central heating boiler.

Bedroom 3 2.71 x 2.43. Side facing UPVC double glazed window and a radiator.

Dining Room/Bedroom 4 3.38 x 2.74. Side facing UPVC double glazed window and a radiator.

Shower Room 2.42 x 2.03. (The first measurement is the maximum measurement and reduces to 1.65) Fitted with a white suite comprising a shower enclosure, vanity wash hand basin and a low flush WC. Having tiling to the walls and floor, downlights to the ceiling, side facing UPVC double glazed window and a heated chrome towel rail.

First Floor Landing Doors open to the bedrooms.

Bedroom 1 5.40 x 3.40. (The first measurement is the maximum measurement and reduces to 3.52) Having a side facing UPVC double glazed window and a radiator. A door opens to the walk in wardrobe.

Bedroom 2 2.74 x 2.72. Having a fitted wardrobe, UPVC double glazed window and a radiator.

Outside The property enjoys a cul de sac position with off road parking being provided by a block paved driveway with garage and a gravelled hard standing area. The front garden is mainly laid to lawn. At the rear and side are generous gardens that comprise a decked seating area overlooking a well appointed lawned garden with brick BBQ. To the side is a flagged patio and lawned garden.

Garage Automated garage door, power and lighting.



- Detached chalet style bungalow
- Three/four bedrooms
- High standards within
- Cul de sac position
- Popular area
- Well placed for amenities
- M1 & Meadowhall a short drive away
- Driveway and garage
- Viewing is a must!

Disclaimer

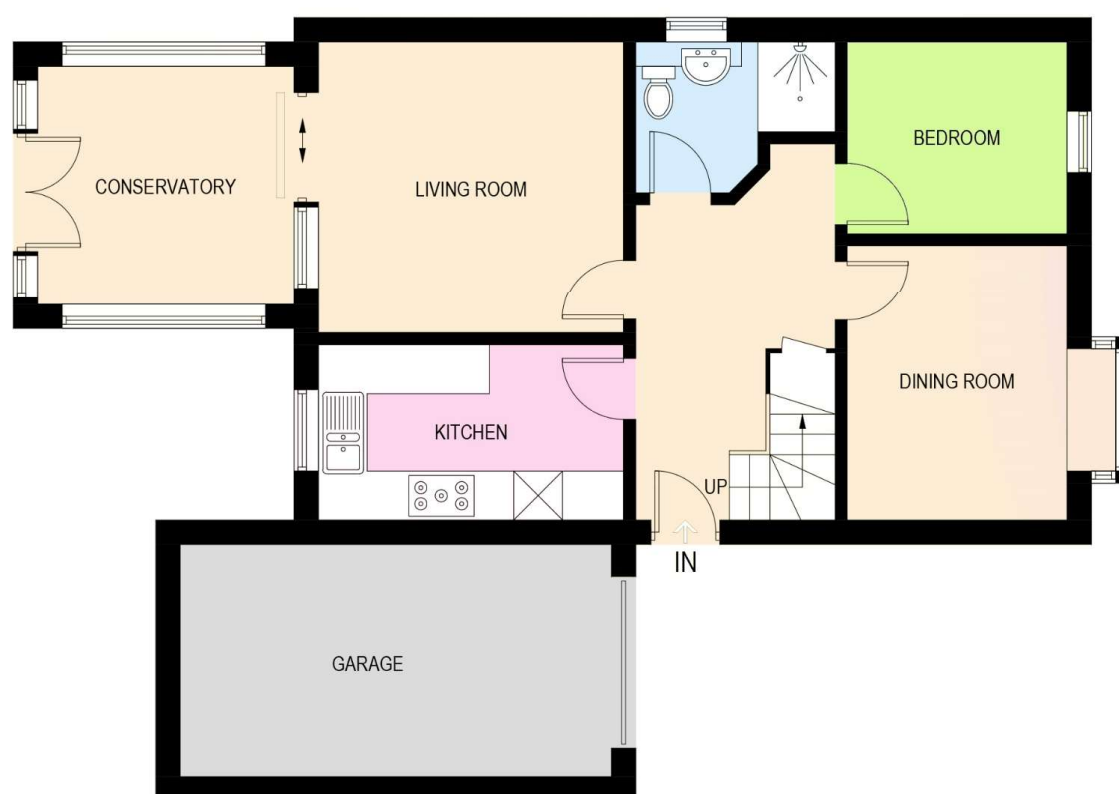
Every attempt has been made to ensure accuracy, however these property particulars are approximate and for illustrative purposes only. They have been prepared in good faith and they are not intended to constitute part of an offer of contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of any fixture or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked prior to agreeing a sale.

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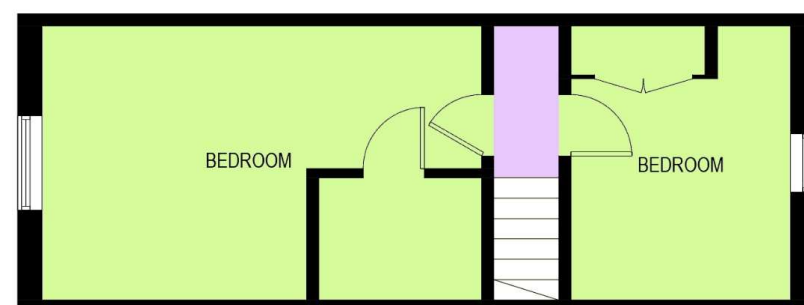
APPROXIMATE GROSS INTERNAL AREA = 96.1 SQ M / 1034 SQ FT

GARAGE = 15.1 SQ M / 162 SQ FT

TOTAL = 111.2 SQ M / 1196 SQ FT



GROUND FLOOR (EXCLUDING GARAGE)
64.8 SQ M / 697 SQ FT



FIRST FLOOR
31.3 SQ M / 337 SQ FT

Illustration for identification purposes only,
measurements are approximate, not to scale.