merryweathers
Est. 1832









12 Green Street, Greasbrough, Rotherham, South Yorkshire, S61 4EF

£300,000

A viewing is recommended to appreciate the size of accommodation on offer of this three bedroomed dormer bungalow with three further rooms to first floor. Ground floor consists of entrance porch, breakfast kitchen, lounge, two ground floor bedrooms, ground floor bathroom, occasional room/ sitting room. First floor, bedroom three, with the addition of three further rooms to the first floor. Double garage and shed. Large driveway to front, gardens to side and rear with extra land to side currently used as a vegetable garden. Offered with no vendor chain and views over Greasbrough.

Porch
With UPVC double glazed door and front and side UPVC double glazed windows. Glass panelled doors

Hallway
With glass panelled doors leading to Lounge, bathroom and occasional room/ sitting room. Gas central heating radiator.

Kitchen 12'11" x 12'0" (3.94m x 3.68m)



Front UPVC double glazed window and side arched UPVC double glazed window. Wall and base units incorporating electric oven, hob and extractor fan. Sink. Pantry. Door opens to lobby and hallway. Gas central heating radiator. Integral dishwasher.

Lounge 18'10" x 12'0" (5.75m x 3.66m)





With rear sliding UPVC patio doors. Two Gas central heating radiators. Fireplace with fire surround.

Occasional Room/Sitting Room 9'10" x 9'8" (3.01m x 2.97m)



Front UPVC double glazed entrance door. Side UPVC double glazed window. Gas central heating radiator.

Bedroom One 12'11" x 10'0" (3.94m x 3.07m)



With rear UPVC double glazed window and gas central heating radiator. Built in wardrobes and furniture.

Bedroom Two 12'0" x 9'11" (3.66m x 3.03m)



Rear UPVC double glazed window and gas central heating radiator.

Shower Room 11'11" x 5'7" (3.64m x 1.71m)




Four Piece Suite comprising of walk in shower with screening and tiling. Vanity unit housing sink, W.C. and bidet. Gas central heating radiator and front UPVC double glazed window.

Lobby

With doors leading to kitchen and bedroom one, with a door that opens to stairs leading to first floor.

First Floor

First floor landing with doors leading to Bedroom three and three further rooms.

Bedroom three 12'6" x 9'2" (3.83m x 2.81m)



With storage/ seating to full length of rear UPVC double glazed window. Electric heater. Door opens to further room.

Further Room 9'10" x 9'4" (3.02m x 2.87m)



Further room accessed via bedroom three with UPVC double glazed window and electric heater.

Room 12'2" x 7'4" (3.71m x 2.25m)



With UPVC Sky Light and side UPVC window. Cupboard built into the eaves.

Room 12'2" x 7'6" (3.72m x 2.30m)



Front UPVC Skylight and side UPVC double glazed window. Storage cupboard.

Garage



Outside double garage with power and lighting and separate shed.

Outside

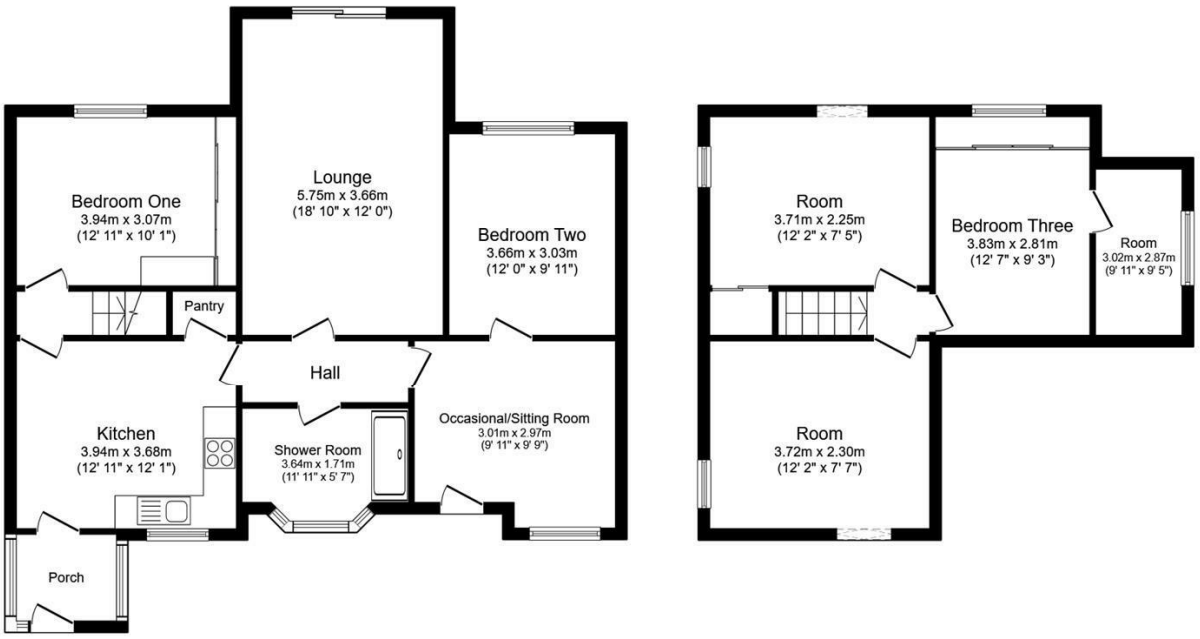






Via gated access to large driveway, with ample parking in front of double garage and external shed. Pathway to both sides, giving access to rear enclosed garden and side garden with steps to vegetable patch. Rear walled garden has patio area and steps to lawned garden with apples trees, flower beds and shrubs. Views overlooking Greasbrough

Floor Plan



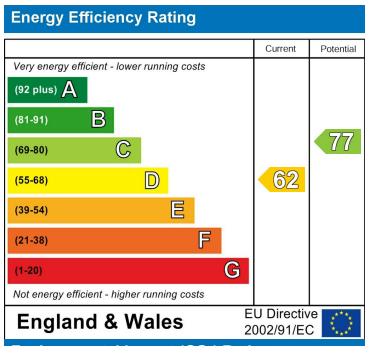
Total floor area: 135.2 sq.m. (1,456 sq.ft.)

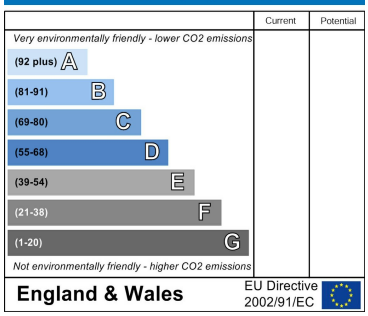
This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

Area Map



Energy Efficiency Graph





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