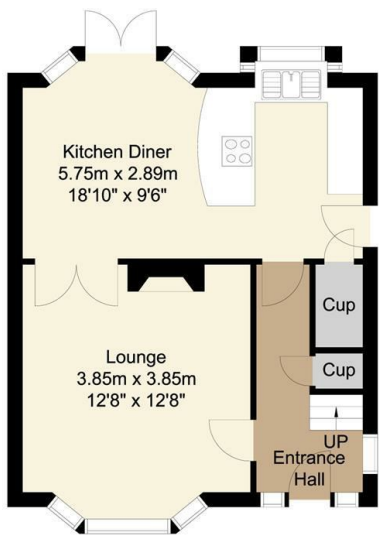
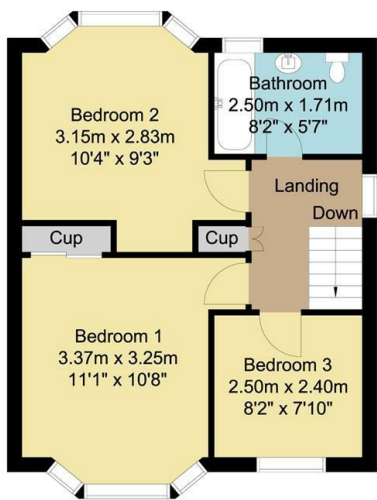


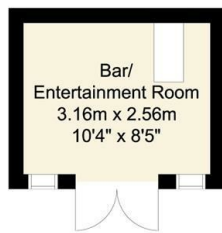
Ground Floor
42 sq m/452.08 sq ft
Approx.



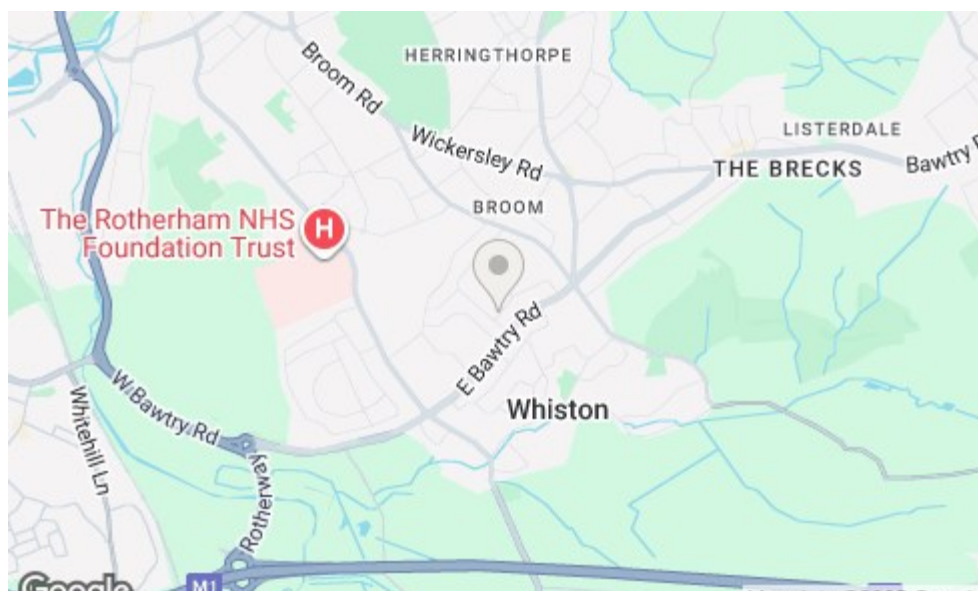
First Floor
41 sq m/441.32 sq ft
Approx.



Outbuilding
8 sq m/86.11 sq ft
Approx.



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, no responsibility is taken for incorrect measurements of doors, windows, appliances and rooms or any error, omission or misstatement. Exterior and interior walls are drawn to scale based on interior measurements. Any figure given is for initial guidance only and should not be relied on as a basis of valuation. The plans are for marketing purposes only and should only be used as such. No guarantee is given on the accuracy of the total square footage/ meterage if quoted on this plan. CP Property Services @2025



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**EADON
LOCKWOOD
& RIDDLE**
ESTD 1840



**EADON
LOCKWOOD
& RIDDLE**
ESTD 1840

46, Renishaw Avenue, Rotherham, S60 3LF

Guide Price £270,000

46 Renishaw Avenue, Rotherham, S60 3LF

Guide Price £270,000 - £280,000

Welcome to this stunning three-bedroom semi-detached home, perfectly positioned within a highly desirable estate in Rotherham. Offering a wonderful blend of modern style, practical living and family comfort, this property is sure to impress from the moment you arrive. Conveniently located close to local amenities, within the catchment area for excellent schools and with easy access to major transport links, it's an ideal choice for families and professionals alike.

Inside, the property is well presented throughout. The spacious entrance hall leads to a cosy lounge, ideal for relaxing after a busy day. To the rear is a stunning open-plan kitchen diner fitted with stylish white gloss units and integrated appliances including an oven, microwave, dishwasher and induction hob. The stylish breakfast bar creates a lovely social space, while the dining area is large enough for family meals and entertaining with French doors that open directly onto the rear garden, filling the room with natural light.

Upstairs, the property offers three generously sized bedrooms, each beautifully presented and designed with comfort in mind. A modern family bathroom completes the first floor, featuring contemporary fittings.

To the front of the property, there is a good-sized driveway and gravel area providing parking for multiple vehicles, enhanced by conifers that offer privacy from the road. The rear garden has been thoughtfully landscaped for low maintenance while still providing an attractive and enjoyable outdoor space. It features a lovely patio area ideal for outdoor dining, an area of artificial grass for year-round greenery, and a raised decking area leading to a fabulous bar and entertainment zone, perfect for hosting family and friends.

This delightful property truly warrants an internal viewing to fully appreciate its appeal. With its stylish interior, modern layout and superb outdoor space, it offers an exceptional opportunity to purchase a ready-to-move-into family home in one of Rotherham's most desirable locations.

Please call today to arrange your viewing, this stunning home won't be available for long!

- Three Bedroom Semi-Detached Property
- Highly Desirable Location
- Stunning Open Plan Kitchen Diner
- Modern Lounge with Bay Window
- Landscaped Rear Garden With Fabulous Bar / Entertainment Room
- Off-road Parking For Multiple Cars
- Freehold / Tax Band C
- Early Viewing Is Highly Recommended

