



TOTAL FLOOR AREA: 2998 sq.ft. (278.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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LOCKWOOD
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ESTD 1840

61 Whitehill Lane, Brinsworth, Rotherham, South Yorkshire,
S60 5JR

Guide Price £500,000

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61 Whitehill Lane, Brinsworth, Rotherham, South Yorkshire, S60 5JR

Description

Guide Price £500,000-£540,000

ELR are extremely excited to be able to bring this quite magnificent & individual 5 bedroom period detached family home to the open market.

The home still retains many original features including a working butlers and servants bell indicator box. The property is set back from the main road shielded by mature trees which continue to the rear & with a large front driveway providing ample off road vehicular parking. This period property which is offered with no upward chain, boasts 3 large reception rooms together with a fitted kitchen, utility room with courtesy door to the attached double garage. The utility room houses a modern central heating boiler & large cylinder tank. All 1st floor bedrooms are of double size & leading off the landing is a further staircase rising to the spacious attic bedroom 5 which would formerly have been the servants quarters.

If you're looking for a spacious family home within & a large rear garden, then this is the one for you. To the rear is a lovely spacious & mature lawned garden with an abundance of mature trees & shrubbery to the borders.

The successful purchaser on completion will be able to move straight into the property & continue their lives, however by putting their 'own stamp on it' this period home will then become a truly fantastic property.

Situated very close to J&I Schools & a convenience store upon Whitehill Lane & there are also bus services to the town centre. There is access to the Sheffield Parkway via Catcliffe approx 4 miles away.

All in all a tremendous opportunity & the selling agents recommend an early internal inspection so as not to miss out!

- A fantastic 4 bedroom + attic bedroom detached period property
- No upward chain
- All bedrooms of double size
- 3 reception rooms & Ground floor WC
- Cellar & burglar alarm system
- Utility room & double attached garage
- Large gardens & large driveway
- Incredible potential within
- Close to Schools & convenience store.
- Use to be restricted to a single residential dwelling.





