

EADON  
LOCKWOOD  
& RIDDLE  
ESTD 1840

24 Cutlers Walk

Wickersley, Rotherham, S66 1BT

Asking Price £375,000

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# 24 Cutlers Walk



## Description

ELR are pleased to market this modern 4 double bedroom, 3 storey detached family home upon this sought after development in Wickersley and is one of the five properties that have this unique layout.

Within, is a good sized bay windowed lounge, an open plan kitchen/dining area with integrated electrical appliances, French doors leading onto the garden and a downstairs W.C.

To the first floor is three good sized double bedroom, with one of them having an en-suite shower room, and the family bathroom which has a 4 piece suite with separate shower.

On the second floor is a spacious landing area with built-in storage cupboard and the main bedroom which enjoys dual-aspect Velux style windows, an open dressing room with fitted wardrobes, leading into the en-suite.

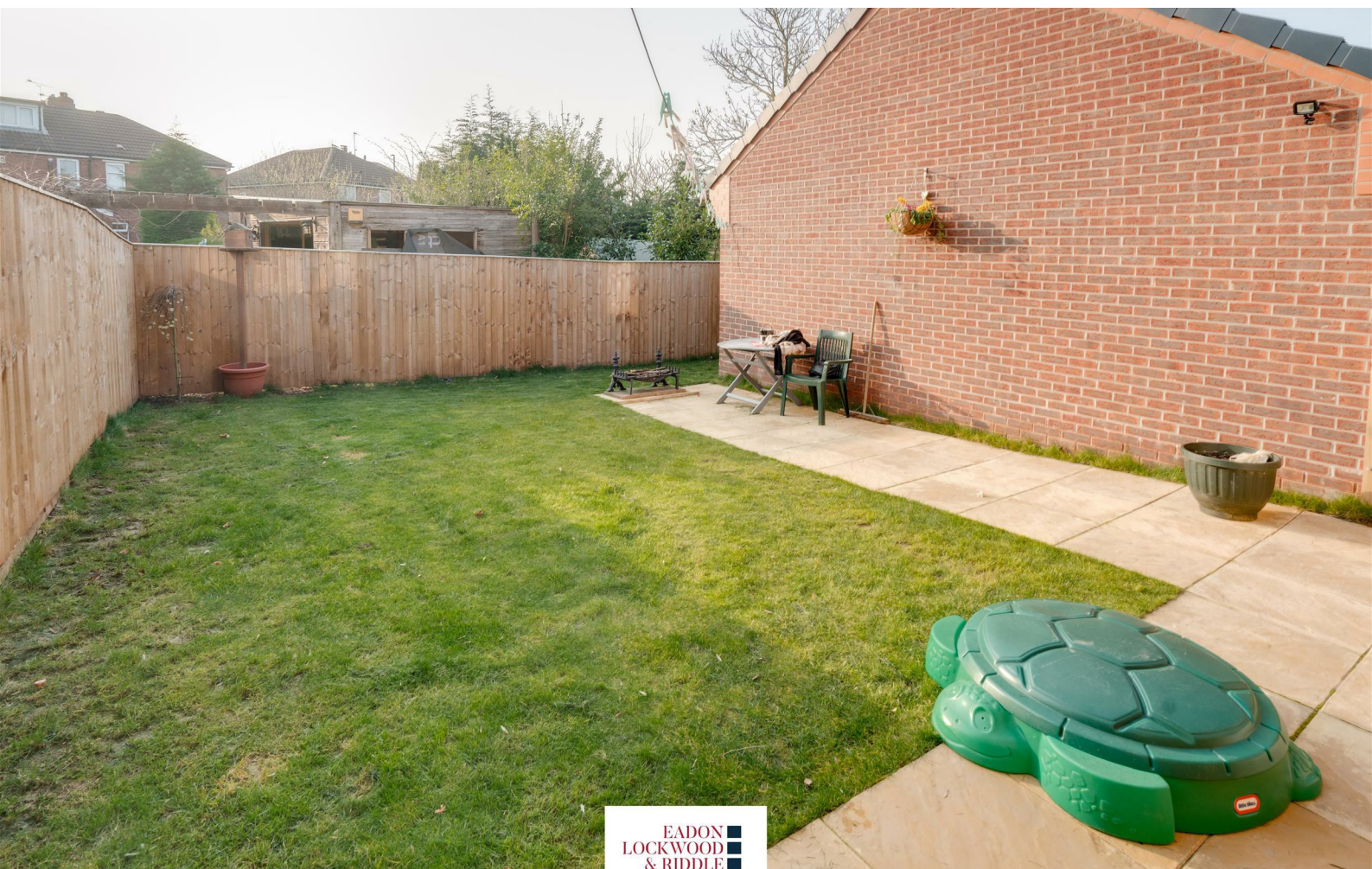
The front of the property has a long driveway suitable for multiple cars leading to the garage. To the rear is an enclosed lawn garden and a paved patio seating area.

Internal viewing is recommend, READY TO MOVE STRAIGHT IN - Call us on 01709 917 676 to arrange a viewing!

- 4 bed detached family home
- Two En-Suite Bedrooms
- Enclosed rear garden
- Sought after location
- Catchment area for Wickersley School & Sports College
- Accommodation over 3 floors
- Downstairs W.C.
- NHBC Guarantee remaining
- EPC rating B
- Internal viewing highly recommended

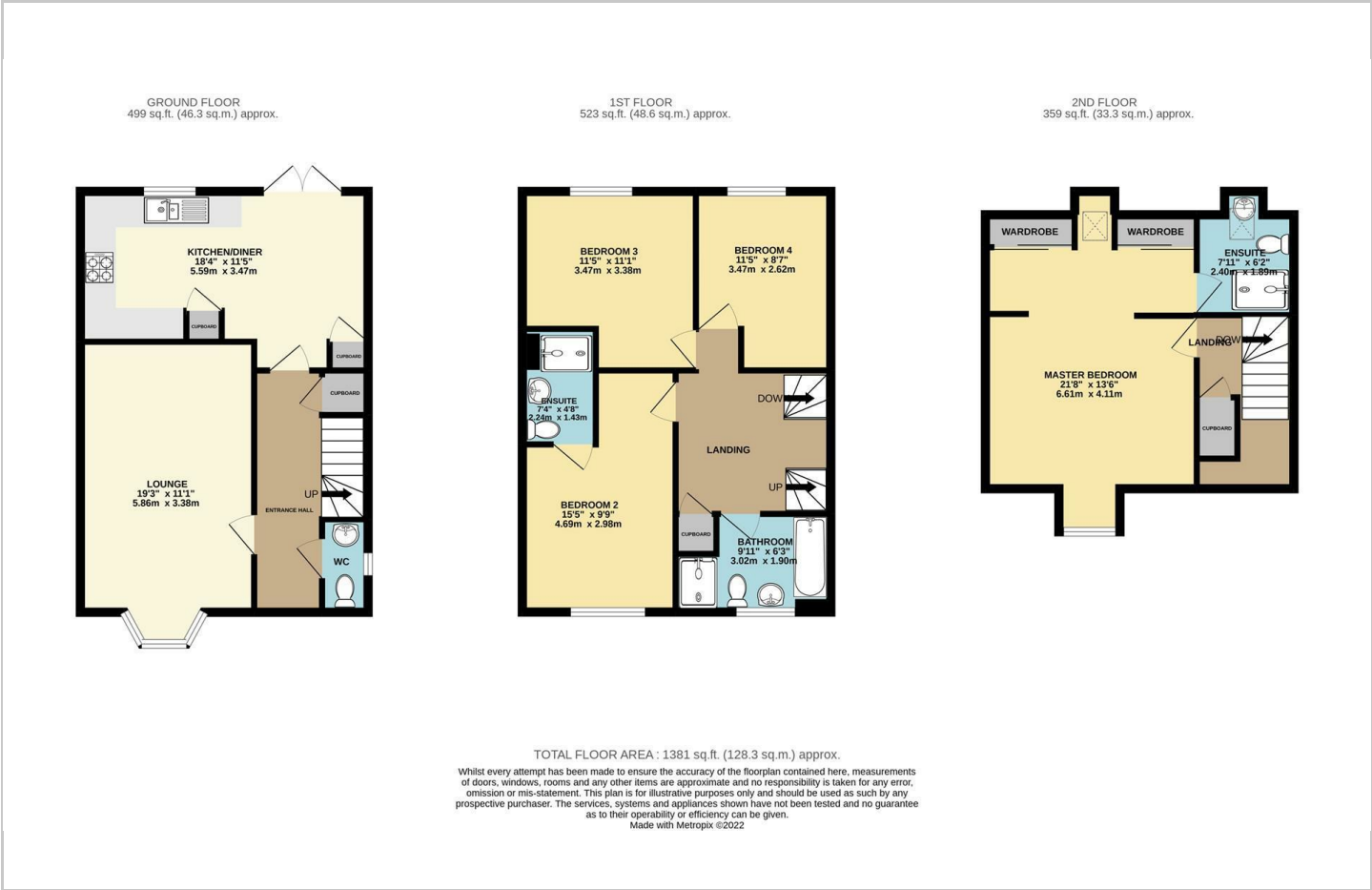




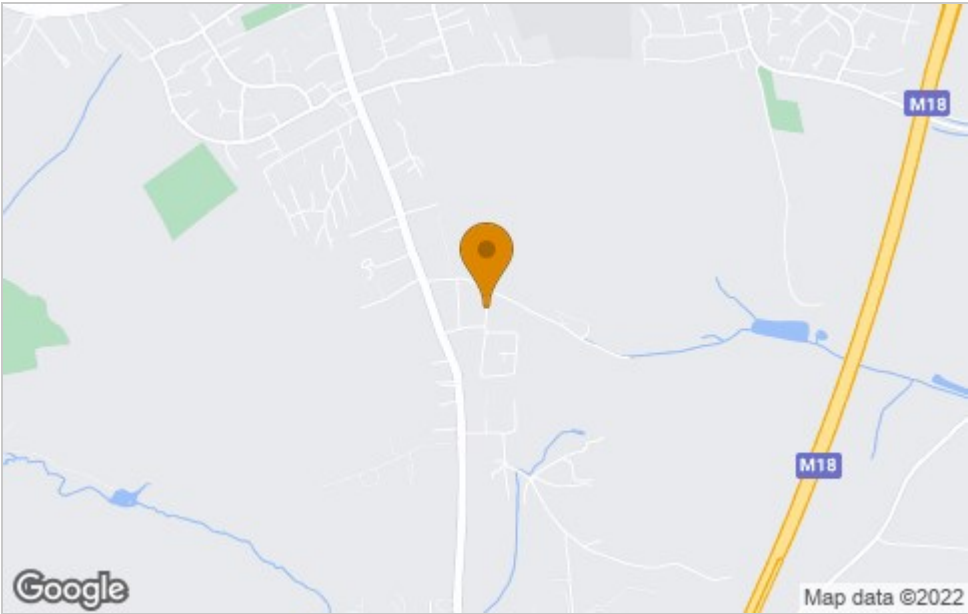




Floor Plan



Area Map



Viewing

Please contact our ELR Wickersley Office on 01709 917676 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

Energy Efficiency Graph

