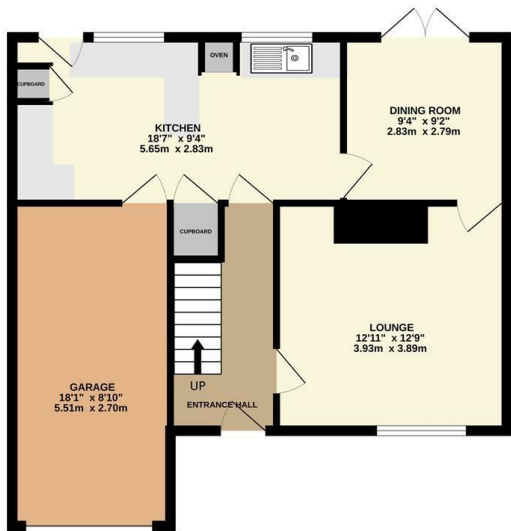
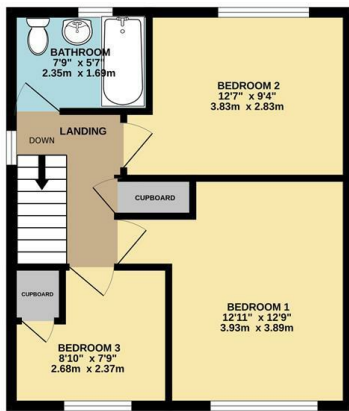


GROUND FLOOR
647 sq.ft. (60.1 sq.m.) approx.



1ST FLOOR
415 sq.ft. (38.6 sq.m.) approx.



TOTAL FLOOR AREA : 1062 sq.ft. (98.7 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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**EADON
LOCKWOOD
& RIDDLE**
ESTD 1840



4, Beevers Road, Rotherham, S61 3BG

Guide Price £140,000

4 Beevers Road, Kimberworth Park,
Rotherham, S61 3BG

Description
Guide Price £140,000 - £145,000
Offered with no upward chain and of possible appeal to the first time buyers or growing family alike, is this extended 3 bedroom semi detached house with single garage & rear enclosed garden area.
Situating within the Kimberworth Park area and literally 'a stones throw away' from the convenience store upon Oaks Lane, the property enjoys 2 reception rooms along with a driveway providing off road vehicular parking. Leading from the good size Entrance storm porch is access through to the entrance hallway & there is also a courtesy door leading to the attached garage. There is a front facing living room which in turn gives access to the separate rear dining room with french style doors opening onto the rear garden. The spacious extended kitchen is fitted with an array of wall, base & drawer units along with a concealed wall mounted boiler, double electric oven, courtesy door to the attached garage & a rear facing door opening to the back garden. To the first floor are 3 bedrooms, 2 of double size and a single along with the bathroom which is fitted with a white suite incorporating an electric shower over the bath.
Fronting, are double gates giving access to the single driveway in turn leading to the single garage. This has a roller door, light & power points.
To the rear is an enclosed garden area.
Upon nearby Oaks Lane are bus services to the town centre, whilst the kids can let off steam at nearby Barkers Park. Redwood & Roughwood Primary Schools are both within approx half a mile.
All in all a great home for the first time buyer or growing family.

- A 3 bedroom extended semi detached house
- No upward chain
- Driveway & single garage
- 2 reception rooms
- Generous size kitchen
- 2 double bedrooms & a single
- Rear enclosed garden
- Fantastic opportunity for teh first time buyers/growing family
- Freehold. Council Tax Band A

