



74 Rotherham Road

Great Houghton, Barnsley, S72 0DF

Offers Over £140,000



Recently Renovated three Bedroom Stone-Fronted Terrace Home – Ideal for First-Time Buyers

This charming three bedroom terrace home has been recently renovated and offers a perfect blend of modern living and traditional character. With a rear yard, off-road parking, newly fitted kitchen and bathroom, new carpets, and fresh decor throughout, this move-in ready home also includes a utility room, cellar, and attic room.

Located in a desirable area, this property is ideal for first-time buyers or small families seeking a ready-to-move-in home. Early viewing is highly recommended!



GROUND FLOOR

LOUNGE

A cosy, welcoming lounge featuring a front-facing double-glazed window that fills the room with natural light. The space includes a radiator and has been updated with a new carpet and fresh décor, creating a warm and inviting atmosphere perfect for relaxing or entertaining.

DINING KITCHEN

A newly fitted kitchen comprising a range of wall and base units with a worktop surface incorporating a sink and mixer tap. The kitchen features an integrated oven, hob, and extractor, with space for a fridge freezer. A radiator and window provide light and warmth, while the rear porch door gives access to the cellar. There is ample space for a dining table, making this a practical and stylish heart of the home.

UTILITY

A practical utility room, fitted with plumbing for a washing machine and dryer, and housing the boiler. The space includes a rear-facing double-glazed window and a door providing access to the rear porch area, offering both functionality and convenience.

REAR PORCH

The rear porch provides additional storage and convenient access to the rear yard, combining practicality with ease of use.

FIRST FLOOR

BEDROOM ONE

A good-sized master bedroom featuring a front-facing double-glazed window and radiator. The room also includes a fitted storage cupboard.

BEDROOM TWO

A spacious second bedroom with a rear-facing double-glazed window and radiator. The room also benefits from a good-sized fitted storage cupboard.

BATHROOM

A spacious second bedroom with a rear-facing double-glazed window and radiator. The room also benefits from a good-sized fitted storage cupboard, offering practical space for clothes and belongings.

SECOND FLOOR

ATTIC BEDROOM THREE

A further double bedroom featuring a double-glazed window, radiator, and fitted storage, providing a versatile space that could be used as a bedroom, office, or hobby room.

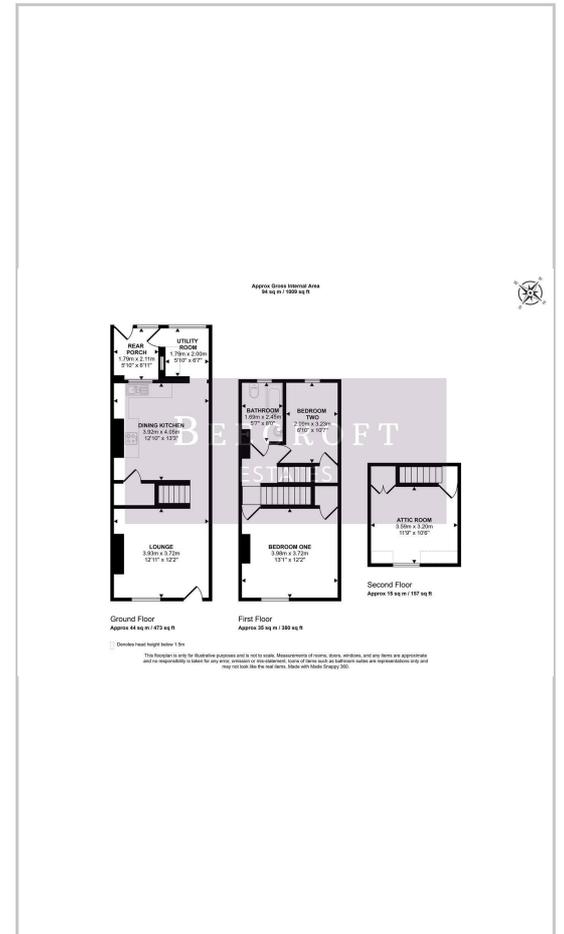
OUTSIDE

The front of the property features a driveway providing off-road parking, while the rear benefits from an enclosed yard, ideal for outdoor entertaining or relaxing in privacy.

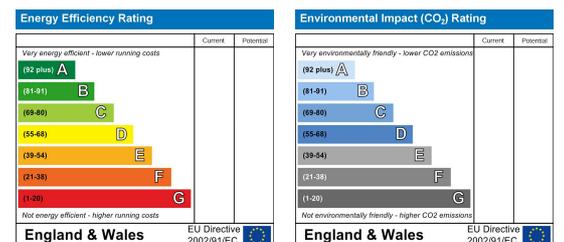
Area Map



Floor Plans



Energy Efficiency Graph



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