



## 80 Kingsway

Wombwell, Barnsley, S73 0EA

Offers Around £150,000



Spacious Three-Bedroom Semi-Detached Home in Popular Kingsway Location, Wombwell – No Upper Vendor Chain

Situated in the sought-after Kingsway area of Wombwell, this extended three-bedroom semi-detached property offers generous living space both upstairs and downstairs. While some modernisation is required, it can comfortably be carried out while living in the property.

This property represents a fantastic opportunity to create a wonderful family home in a desirable location. Early viewing is highly recommended.





GROUND FLOOR

ENTRANCE HALL

With stairs rising to the first floor landing.

LOUNGE

Spacious front-facing lounge featuring a bay-style double-glazed window and central heating radiator.

DINING KITCHEN

A generously sized family dining kitchen, fitted with a range of wall and base units and a worktop surface incorporating a sink unit with mixer tap. There is space for appliances, plumbing for a washing machine, and integrated oven, hob, and extractor fan. The room also offers ample space for a dining table, with French-style doors opening out to the rear garden.

DOWNSTAIRS WC

WC and wash hand basin.

FIRST FLOOR

LANDING

Ample space to add built in storage/wardrobes.

BEDROOM ONE

Featuring a front-facing double-glazed window, central heating radiator, and fitted wardrobes.

BEDROOM TWO

Benefiting from a rear-facing double-glazed window and central heating radiator.

BEDROOM THREE

Benefiting from a rear-facing double-glazed window and central heating radiator.

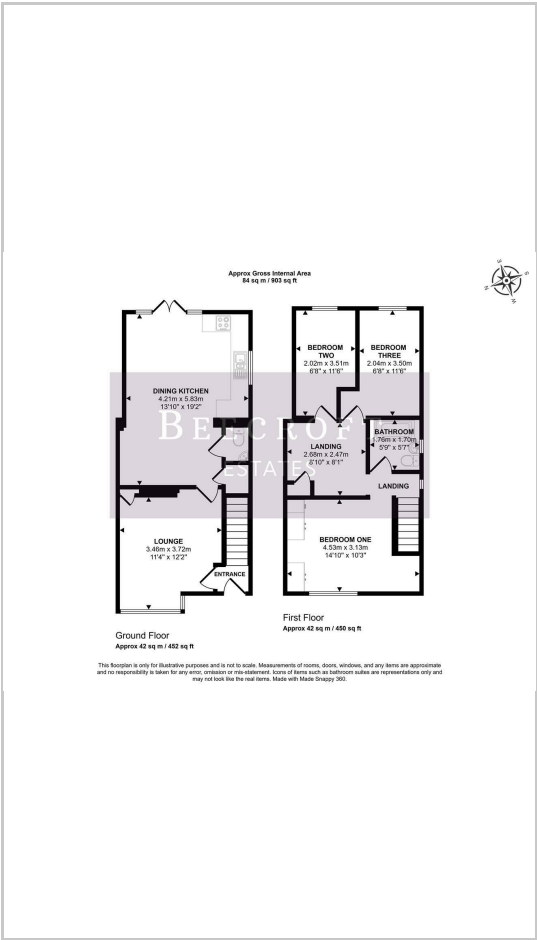
OUTSIDE

The front of the property offers off-road parking, while to the rear is a large garden, mainly laid to lawn.

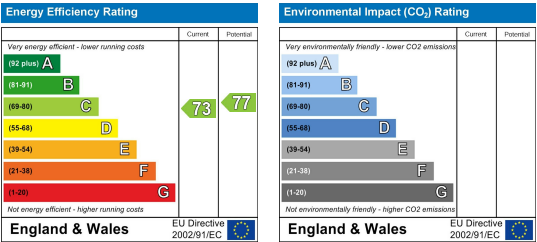
Area Map



Floor Plans



Energy Efficiency Graph



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