



## 3 Sika Avenue, Rothwell NN14 6GN

**\*\*IN PERSON AND VIDEO VIEWINGS AVAILABLE OF PROPERTY**

**\*\*Impressive three bedroom semi detached house, occupying a cul de sac position on the popular Woodland Valley estate. The house benefits from side by side off road parking for two cars plus an integral single garage and an ensuite shower room to the main bedroom. The overall accommodation comprises entrance, Lounge, guest WC and kitchen/dining room. The first floor has three good sized bedrooms with the ensuite to the main room, plus the family bathroom. Outside is a small open plan front garden, driveway and garage, plus an larger enclosed rear garden.**

**NEW ON**

**£265,000**

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