



MALLINSON
& CO

INNOVATIVE PROPERTY EXPERTS

Assembly Way, Kingstone, Barnsley, S70 6EA

Guide Price £280,000

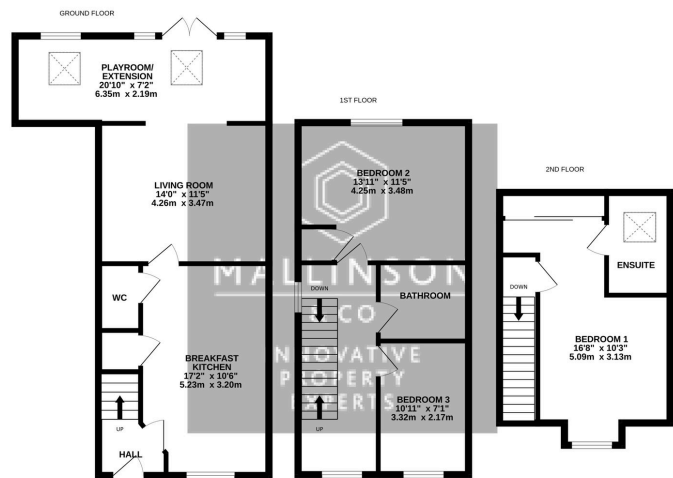
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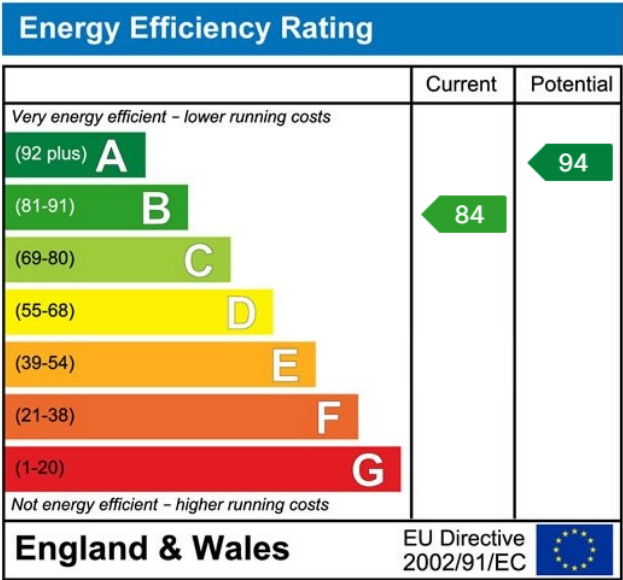
- SEMI-DETACHED
- THREE BEDROOM
- THREE STOREY ACCOMMODATION
- MODERN BREAKFAST KITCHEN
- OPEN-PLAN LOUNGE & PLAYROOM
- PRINCIPAL BEDROOM WITH EN-SUITE
- OFF-STREET PARKING
- PRIVATE ENCLOSED REAR GARDEN
- QUIET CUL-DE-SAC POSITION
- SOUGHT AFTER LOCATION



DON'T MISS THIS ONE... READY TO MOVE STRAIGHT INTO AND OCCUPYING A PLEASANT POSITION WITHIN A QUIET CUL-DE-SAC, THIS MODERN THREE-BEDROOM FAMILY HOME OFFERS DECEPTIVELY SPACIOUS ACCOMMODATION ARRANGED OVER THREE FLOORS. HAVING BEEN THOUGHTFULLY EXTENDED TO PROVIDE ADDITIONAL LIVING SPACE, THE PROPERTY COMBINES CONTEMPORARY PRESENTATION WITH EXCELLENT VERSATILITY, MAKING IT PARTICULARLY WELL SUITED TO MODERN FAMILY LIFE. EXTERNALLY, THERE IS A DRIVEWAY PROVIDING PARKING FOR THREE VEHICLES, A LAWNED FRONT GARDEN AND A PRIVATE ENCLOSED REAR GARDEN WITH PATIO SEATING AREA. AN EXCELLENT OPPORTUNITY FOR FAMILIES SEEKING A READY-TO-MOVE-INTO HOME WITH THAT ALL-IMPORTANT EXTRA SPACE.



TOTAL FLOOR AREA: 1233 sq.ft. (114.6 sq.m.) approx.
While 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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