

FOR SALE



Moorgate View, Moorgate
Guide Price £190,000


MARTIN & CO



Moorgate View, Moorgate

2 Bedrooms, 2 Bathroom

Guide Price £190,000

- Two bedrooms
- En suite to master
- Ground floor
- Allocated parking
- Modern throughout

GUIDE PRICE £190,000 - £200,000. This impressive two bedroom ground floor apartment is situated in a popular location, offering convenient access to local amenities, transport links, and commuter links. You'll be pleased to know that it is located right opposite Rotherham Hospital, making it highly sought after. The surrounding area is vibrant and full of life, with plenty of shops, restaurants, and recreational facilities within easy reach.



As you enter the property through the security communal entrance hall, you'll immediately notice the high specification and attention to detail. The apartment itself boasts a private entrance hall, providing a sense of privacy and exclusivity. The spacious open plan lounge, dining room, and kitchen create a stunning living area, perfect for both relaxing and entertaining guests.

The kitchen features a range of fitted wall and base units in a sleek high gloss white finish, and it comes complete with all necessary appliances, ensuring a hassle-free move-in experience. The apartment offers two double bedrooms, providing ample space for a comfortable living arrangement. The master bedroom boasts an en-suite shower room, offering a touch of luxury and convenience.

The family bathroom, also with a modern white three-piece suite, is perfect for unwinding after a long day. For added convenience, a utility cupboard with a washer/dryer is conveniently located in the hallway, eliminating the need for additional trips to the laundromat.

The property is finished to a high standard throughout, showcasing the meticulous attention to detail.

Additionally, it offers the advantage of an allocated parking space in a secure, gated car park, providing peace of mind for vehicle owners. The communal gardens are beautifully maintained, providing a tranquil outdoor space for residents to enjoy.

If you or anyone you know is looking for a well-appointed and conveniently located apartment, this property is definitely worth considering. With its excellent transport links and close proximity to amenities, it offers a fantastic opportunity for both professionals and families alike.

COMMUNAL HALLWAY With stairs and lift offering access to all floors. The apartment can be found on the ground floor.

ENTRANCE HALL With entrance door, laminate flooring, security entrance phone and doors giving access to the property rooms.

LOUNGE/DINING/KITCHEN A generous size living area with front facing window. Kitchen area is fitted with a range of fitted wall and base units in white, wall units include extractor hood. Base units are set beneath contracting worktops which include a one and a half bowl sink, oven, hob, integrated dishwasher, fridge, freezer, washing machine, concealed central heating boiler, tiled splash backs and tiled floor.

BEDROOM ONE A generous size master bedroom with rear facing window and access to the en suite shower room.



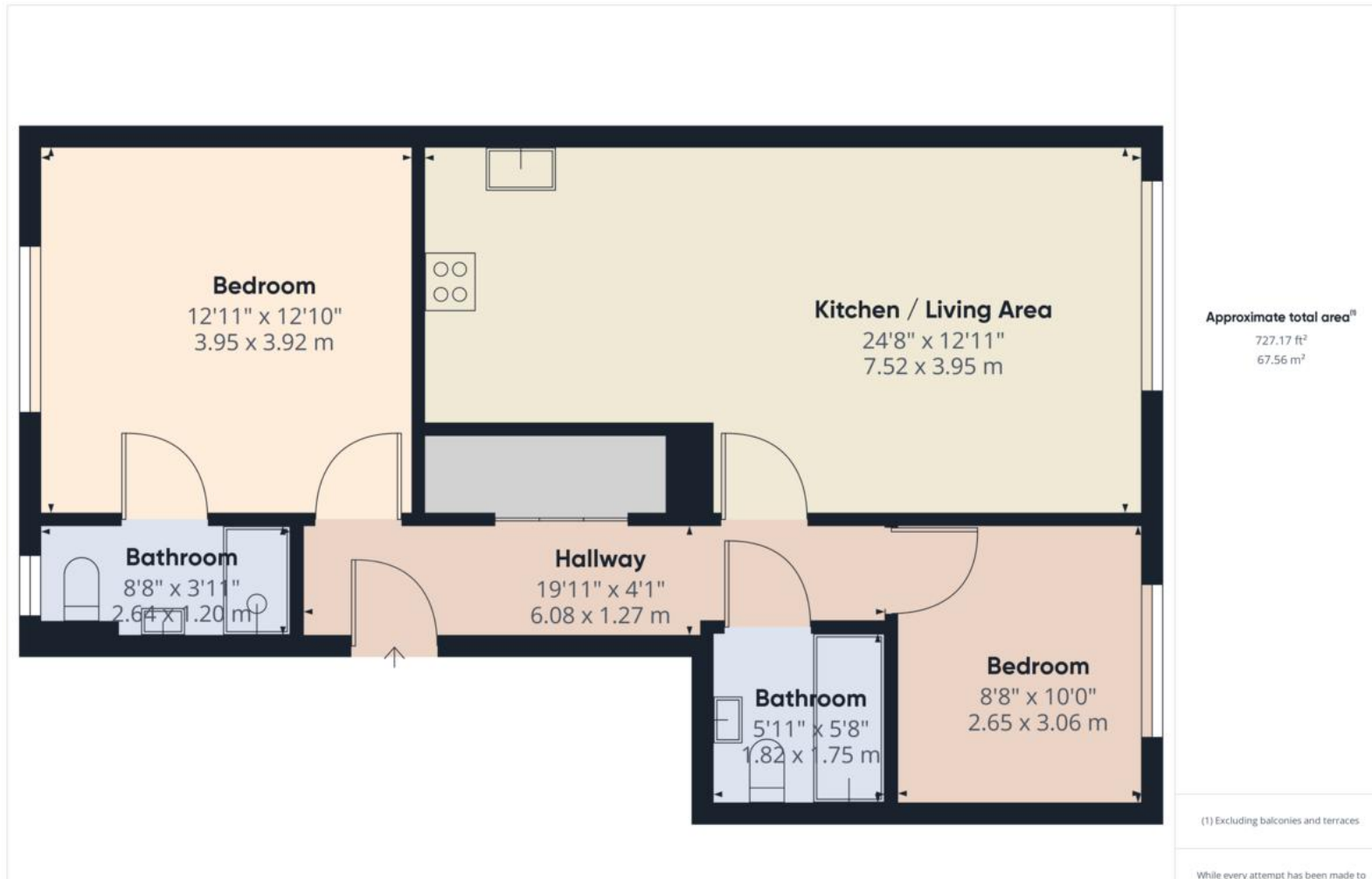
EN SUITE Having a white three piece suite which comprises of a low flush w.c, wash hand basin, shower cubicle, tiled walls, tiled floor and rear facing window.

BEDROOM TWO A double sized bedroom with front facing window.

BATHROOM With a white three piece suite which comprises of a low flush w.c, wash hand basin, bath with shower attachment over, tiled walls and tiled floor.

OUTSIDE There is a security entrance gate which leads to the allocated parking space. There are communal patio seating areas and visitor parking spaces.





Martin & Co Rotherham

5 Worry Goose Lane • Whiston • Rotherham • S60 4AA
T: 01709 544982 • E: rotherham@martinco.com

01709 544982

<http://www.martinco.com>



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