

FOR SALE



Broadwater, Bolton On Dearne
Guide Price £100,000


MARTIN & CO



Broadwater, Bolton On Dearne

3 Bedrooms, 1 Bathroom

Guide Price £100,000

- Three bedroom semi detached
- Suit investor or private buyer
- Investment opportunity
- Good size garden
-

Guide Price - £100,000 - £110,000

*Welcome to Broadwater! This three-bedroom semi detached property offers a blend of comfort, convenience, and outdoor space. Nestled in the heart of Bolton On Dearne, of interest to investor or private buyer.

- *Generous Size Garden:* The property boasts a generously sized rear garden, offering an ideal retreat for outdoor enthusiasts. The garden features a spacious lawn where children can play or you can indulge in gardening pursuits.

Interior Features:

Ground Floor:

- *Entrance Hall:* As you step inside, you are welcomed by an entrance hall, providing access to all ground floor rooms and the staircase leading to the first floor.

- *Lounge:* The lounge is a cozy and inviting space, making it a perfect spot for relaxation.

- *Dining room.* Separate dining room.

- *Kitchen:* The kitchen is a true delight for home



chefs. It is equipped with a range of fitted wall and base units in a beech effect, providing ample storage space for all your culinary essentials. The kitchen is designed for both functionality and style.

First Floor:

- ***Landing:*** The first-floor landing provides access to three bedrooms and the family bathroom.

- ***Bedrooms:*** There are three well-proportioned bedrooms, each offering comfortable living space. These rooms can serve as bedrooms for a growing family, a home office, or a guest room, depending on your needs.

- ***Family Bathroom:*** The family bathroom is fitted with a white suite.

****Location and Amenities:****

- The property benefits from excellent access to public transport links, making commuting a breeze.

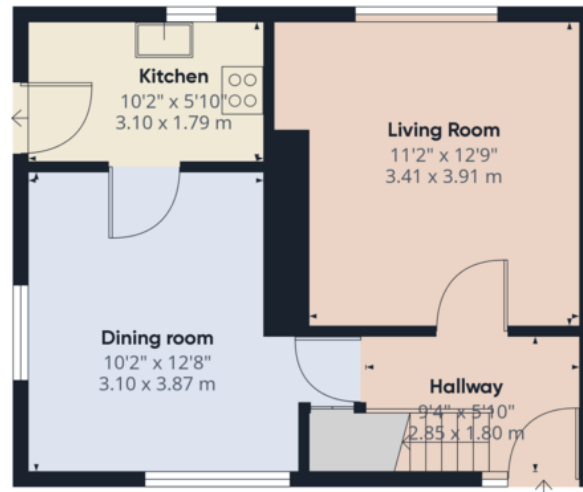
- Deame Valley Parkway is conveniently nearby,

providing quick and easy access to the wider region.
- Local amenities, including shops, schools, and parks, are within easy reach, enhancing the quality of life for residents.

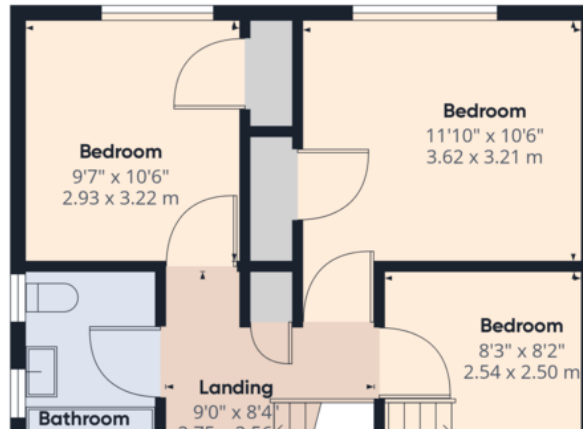
In summary, Broadwater is a charming family home with ample outdoor space. Its convenient location and well-designed interior make it an ideal choice for those seeking a comfortable and well-connected lifestyle. Don't miss the opportunity to make this property your own and enjoy the benefits of living in this wonderful community. Contact us today to schedule a viewing!







Ground Floor



Approximate total area⁽¹⁾
846.71 ft²
78.66 m²

(1) Excluding balconies and terraces

While every attempt has been made to

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