



Smithy Close, Kimberworth Park



Guide Price £120,000 to £125,000 - This three bedroom semi-detached occupies a pleasant cul de sac position within a popular residential location. Kimberworth Park provides great commuter access to both Rotherham, Sheffield and Meadowhall and is within easy reach of shop and schools making it the **PERFECT FAMILY PURCHASE**. It is priced to reflect the need for a little updating but does offer a great opportunity to add your own stamp with accommodation briefly comprising: Entrance Hall, Lounge Diner, Kitchen, Lobby and Store, Three Bedrooms, Bathroom and Separate WC. Externally it enjoys gardens to the front, side and rear. Viewing Advised. EPC to Follow



ACCOMMODATION

- Three Bedroom Semi-Detached
- Pleasant cul de sac Location with easy access to Rotherham, Sheffield and Meadowhall
- Priced to reflect the need for updating - create your IDEAL FAMILY HOME
- Lounge / Diner, Kitchen and Side Lobby & Store
- Gardens Front, Side and Rear
- VIEWING ADVISED - By Appointment ONLY
- Tenure: Freehold, EPC Rating: To Follow Council Tax Band: A



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