







28 Oaken Wood Road

Thorpe Hesley • Rotherham • S61 2UP

Guide Price £230,000 - £240,000

Occupying a quiet cul de sac location in Thorpe Hesley is an attractive 2-bedroom, effectively extended semi-detached bungalow. Offering potential to develop or further extend subject to necessary consents. Features off street parking, detached garage and fabulous conservatory overlooking enclosed rear garden. Enters through a uPVC stable side door into an inner hallway. The kitchen hosts a range of white units, contrasting worktops and tiled splashbacks with space and plumbing for freestanding appliances. The lounge is filled with natural light, presented in neutral décor, wood effect floor and modern feature fireplace. At the rear through an adjoining study is a fabulous conservatory which overlooks the enclosed rear garden and provides direct access through French doors. Previous extension creates a double bedroom incorporating sliding door mirrored wardrobes. A further double bedroom overlooks the rear garden fitted with a range of bedroom furniture, including wardrobe, drawers and window seat. A modern shower room features generously sized corner shower, vanity handwash basin and WC. Externally a driveway provides off street parking leading to a detached garage equipped with electric doors. A blocked paved patio wraps around the side of the property leading to an enclosed garden. Raised lawn is bordered by established planting and fencing, offering direct access to the property through the conservatory. Oaken Wood Road is well-served by local shops and amenities, schools and public transport. Providing excellent access to the M1 motorway, Wentworth, Sheffield, Rotherham, and Barnsley.





- Attractive Semi-Detached Bungalow
- Quiet Cul de Sac Location in Thorpe Hesley
- 2 Bedrooms with Built in Wardrobes
- Effectively Extended with Further Potential
- Light & Airy Lounge & Feature Fireplace
- Driveway & Detached Garage
- Conservatory Overlooking Rear Garden
- Excellent Transport Link to M1 & Meadowhall
- Freehold & No Chain
- Council Tax Band B, EPC TBC





28 OAKEN WOOD ROAD

APPROXIMATE GROSS INTERNAL AREA = 60.7 SQ M / 653 SQ FT

GARAGE = 14.6 SQ M / 157 SQ FT

TOTAL = 75.3 SQ M / 810 SQ FT

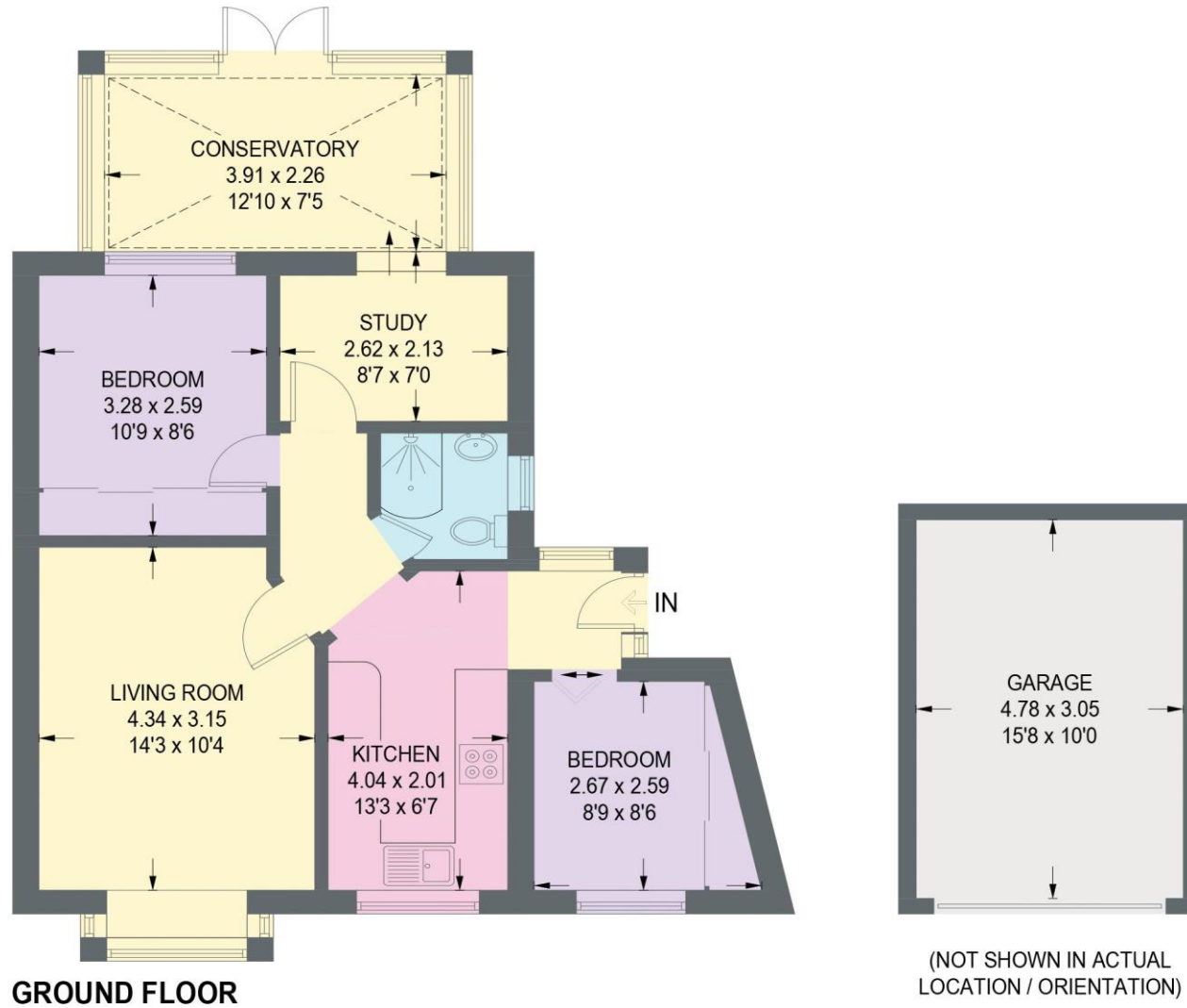


Illustration for identification purposes only,
measurements are approximate, not to scale.



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