



Packwood Close, Maltby Rotherham S66 7EF

welcome to

Packwood Close, Maltby Rotherham

An exceptional four-bed extended semi-detached family home occupying a generous corner plot. Beautifully presented throughout, the property boasts an impressive open-plan kitchen/diner, two reception rooms, master bedroom with en-suite, detached garage & sizeable driveway!!



Entrance Hall

Entry into the property through a front facing composite door, opening up onto the bright and welcoming entrance hall with access to the staircase for the first floor accommodation. The entrance hall also provides access to the kitchen/diner and benefits from one central heated radiator.

Kitchen/Diner

Leading from the entrance hallway this beautifully presented modern open plan kitchen/diner is fitted with wall, draw and base units with glass splashbacks and contrasting worksurfaces. A central island/breakfast bar with matching units and worktops adds additional kitchen storage and surface space, a handy pantry cupboard and separate cleaning cupboard also adds additional storage to the kitchen. Integrated appliances include two ovens, microwave, dishwasher and washing machine whilst additional space is available for an American style fridge freezer. A front-facing double-glazed window allows an abundance of natural light to flood the room, while ceiling spotlights further enhance the bright and airy feel. Two central heated radiators provide warmth and comfort throughout. Open plan access to the rear snug.

Snug

Being open plan with the kitchen this snug is a great space to relax having bi-folding doors that open up on to the rear garden. Additional benefits include ceiling spotlights and one central heated radiator.

Utility

A blank canvas, offering new owners the opportunity to transform this room into a space perfectly suited to their needs. The room features a central heated radiator, a side-facing composite door, and a rear-facing double-glazed window

Lounge

A beautiful modern dual aspect reception room with bi-folding doors opening onto the rear garden complemented by side and front facing double glazed windows whilst ceiling spotlights help

enhance the natural light. A stunning built in electric fire acts as a focal point to the room.

Landing

Landing area featuring a stunning glass balustrade and ceiling spotlights. The landing provides access to all first-floor accommodation with loft access via a loft hatch.

Bedroom One

A beautiful master bedroom with access to an en-suite. Benefiting from both rear and side-facing double-glazed windows, the room is filled with natural light and also features a central heated radiator. This double bedroom includes a staircase providing access to a loft area, currently utilised as a walk-in wardrobe. The loft space further benefits from two skylights, creating a bright and versatile additional area.

En-Suite

A fully tiled modern en-suite, fitted with a his and hers sink on vanity, a free standing bath and a mains fed walk in shower. Additional benefits include ceiling spotlights, a front facing double glazed window, a central heated towel radiator and extractor fan.

Bedroom Two

Double bedroom with storage cupboard, having a front facing double glazed window and one central heated radiator.

Bedroom Three

Third double bedroom with built in wardrobes, having a rear facing double glazed window and one central heated radiator.

Bedroom Four

Fourth bedroom with a rear double glazed window and one central heated radiator.

Bathroom

A modern, fully tiled bathroom fitted with a wash hand basin set within a vanity unit, a low-flush WC,

and bath with a mains-fed shower overhead. The bathroom benefits from a front facing double glazed window, ceiling spotlights, and an illuminated mirror creating a bright and inviting space. Additional features include a useful storage cupboard and a central heated towel radiator.

Outside

Situated on a corner plot this property has great outdoor space. To the front of the property you will find a pebbled driveway with space available for off road parking for multiple vehicles. Further more the front also offers a garden area with artificial grass and flower beds.

To the rear, the property boasts a fully enclosed walled garden, featuring a porcelain patio seating area leading onto an artificial lawn. Further benefits include an external tap, outdoor power sockets, and wall-mounted lighting.

Detached Garage

Conveniently offering both power and lighting. This detached garage features a front facing roller door, two side facing double glazed windows and french doors opening onto the rear garden.

Agent Notes

Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.



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Packwood Close, Maltby Rotherham

- Extended Four Bed Semi-Detached Property
- Stunning Contemporary Family Home
- Located On An Excellent Corner Plot
- Beautiful Open Plan Kitchen/Diner
- Two Reception Rooms

Tenure: Freehold EPC Rating: Awaiting
Council Tax Band: C

offers over
£290,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
MBY106683 - 0003

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