



**Goulding Street
Mexborough
South Yorkshire
S64 9LZ**

Offers in Excess of £80,000

bettermove

Goulding Street Mexborough

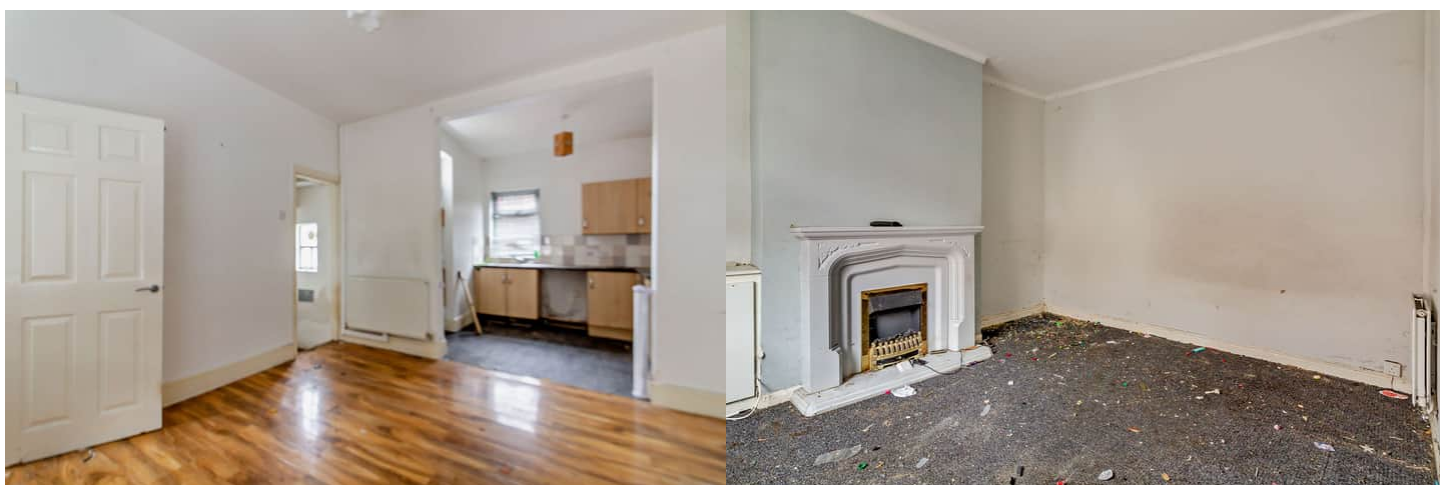
Bettermove are proud to present this 2 bedroom Terraced House in Mexborough, available with no forward chain and welcoming cash buyers only. The property requires renovation throughout to bring it up to its full potential.

The property benefits from double glazing, gas central heating throughout and has ample on street parking available nearby. The council tax band is A.

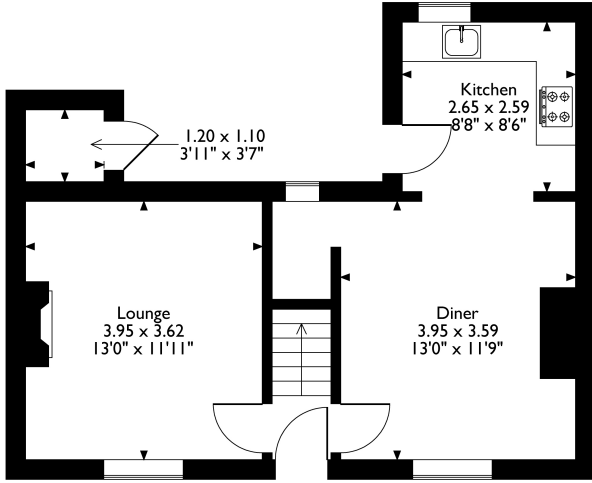
The interior of this property comprises a spacious living room, dining room and fitted kitchen on the ground floor. The first floor consists of 2 bedrooms and the family bathroom. The exterior boasts a private rear garden.

Located in the popular town of Mexborough, the property is close to a range of amenities, including shops, supermarkets, restaurants and pubs. Excellent transport connections can be found from Mexborough Train Station, the A1 (M) and many local bus routes.

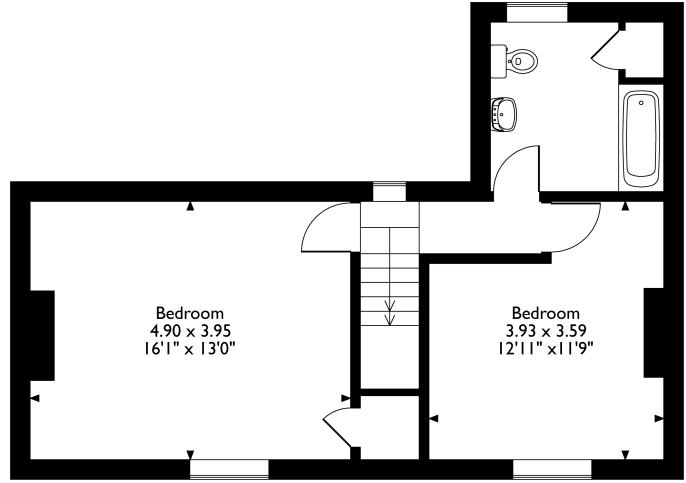
This exciting opportunity should not be missed! All enquiries can be made through Bettermove on 0330 004 0050.



Goulding Street, Mexborough
 Approximate Gross Internal Area
 Main House = 86 Sq M/926 Sq Ft
 Outbuilding = 1 Sq M/11 Sq Ft
 Total = 87 Sq M/937 Sq Ft



Ground Floor



First Floor

Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.

| Energy Efficiency Rating | | |
|--|-------------------------|-----------|
| | Current | Potential |
| <i>Very energy efficient - lower running costs</i> | | |
| (92+) A | | |
| (81-91) B | | |
| (69-80) C | | 78 |
| (55-68) D | 55 | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| <i>Not energy efficient - higher running costs</i> | | |
| England, Scotland & Wales | EU Directive 2002/91/EC | |



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