



**20 Cusworth Lane Cusworth , DN5 8JL**  
**£210,000 OffersInRegionOf**  
**Tenure Freehold**

- **Move In Ready**
- **Close to Cusworth Hall & Country Park**
- **Great access to town and motorway**
- **Log Burner**
- **Magnificent, Private Enclosed Garden**
- **Two Bedroom Semi Detached**
- **Sought-after Cusworth location**

## THE DREAM HOME YOU'VE BEEN WAITING FOR...

This is not just a house — this is the kind of home buyers fall in love with the second they walk through the door. Situated on the highly sought-after Cusworth Lane, this absolutely stunning two-bedroom home offers stylish open-plan living, incredible outdoor space, and the perfect mix of character, warmth and future potential.

The moment you arrive, you can tell this property is something special. With a driveway for two cars and fantastic kerb appeal, it instantly welcomes you in. Step inside and you are greeted by a beautiful open-plan lounge and dining space designed perfectly for modern living. The bay-fronted lounge is bright and inviting, while the feature log burner creates the cosiest atmosphere imaginable — the kind of room you will never want to leave on winter evenings.

The open staircase adds a real touch of style and character, flowing effortlessly into the dining area and kitchen beyond. Patio doors lead you outside... and this is where the real magic happens.

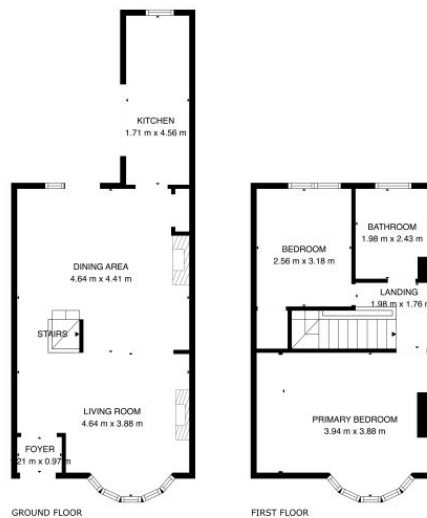
The garden is simply breathtaking.

Large, private and not overlooked, this stunning outdoor space is perfect for entertaining, relaxing, family gatherings or simply enjoying peaceful evenings in your own little escape. Properties with gardens like this are incredibly hard to find. The generous plot also offers exciting potential to extend to the rear, subject to planning.

Upstairs are two genuine double bedrooms and a modern family bathroom with shower over bath.

Whether you are a first-time buyer dreaming of the perfect first home, downsizing without compromise, or simply searching for somewhere special to move straight into — this home ticks every box.

Beautiful homes sell fast. Homes like this sell even faster.



**TOTAL: 80 m<sup>2</sup>**  
 GROUND FLOOR: 44 m<sup>2</sup>, FIRST FLOOR: 36 m<sup>2</sup>  
 EXCLUDED AREAS: OPEN TO BELOW: 0 m<sup>2</sup>, WALLS: 7 m<sup>2</sup>

Environmental Impact (CO <sub>2</sub> ) Rating	
	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions	
(92- A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not environmentally friendly - higher CO <sub>2</sub> emissions	
<b>England &amp; Wales</b>	EU Directive 2002/91/EC

Energy Efficiency Rating	
	Potential
Very energy efficient - lower running costs	
(92- A	
(81-91) B	84
(69-80) C	
(55-68) D	59
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
<b>England &amp; Wales</b>	EU Directive 2002/91/EC