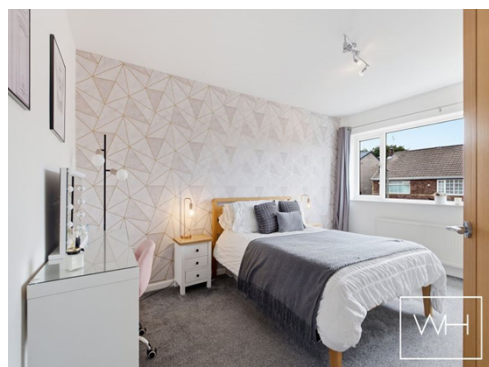
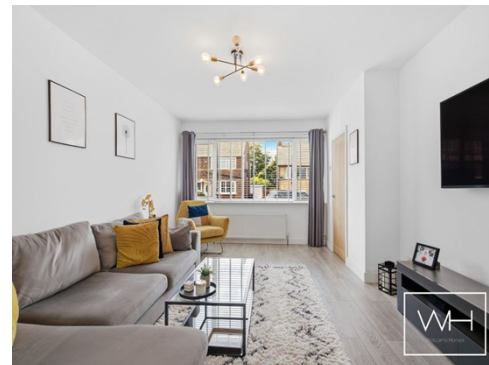




16 Pembroke Rise, DN5 8PP

£240,000 Guide Price

Tenure Freehold

- Beautifully Presented Three-Bedroom Semi-Detached
- Landscaped Rear Garden
- 12 sq. m. of Boarded Loft Space with Ladder Access
- Contemporary Family Bathroom
- Off Road Parking and

GUIDE PRICE £240,000 - £250,000

Welcome Homes are delighted to present this beautifully presented three-bedroom semi-detached home, occupying a sought-after position within a desirable cul-de-sac in the ever-popular village of Cusworth.

Stylish, immaculate and ready to move straight into, this exceptional home offers contemporary living with a wonderfully warm and welcoming feel. Finished in elegant neutral tones with carefully considered interiors, it retains an almost show-home quality throughout, allowing its next owners to simply unpack and enjoy.

The accommodation briefly comprises a welcoming entrance porch, a spacious lounge and a stunning open-plan kitchen/dining room with high-gloss tiled flooring. Large patio doors open directly onto the beautifully landscaped rear garden, creating a fantastic connection between indoor and outdoor living and the perfect setting for entertaining, family life or simply relaxing.

To the first floor are two generous double bedrooms, a well-proportioned third bedroom which comfortably accommodates a double bed, and a contemporary family bathroom featuring a modern suite complemented by striking floor-to-ceiling grey tiling.

Further benefits include off-road parking, an integral garage and an internally accessed loft, with approximately 12 sq. m. of boarded storage space and a fitted loft ladder, providing excellent and easily accessible additional storage.

The landscaped rear garden is another real highlight of the home, providing an attractive and beautifully maintained outdoor space to enjoy throughout the year.

Perfectly positioned within walking distance of the beautiful Cusworth Hall and Country Park, the property is also



TOTAL: 90 m²
GROUND FLOOR: 45 m², FIRST FLOOR: 45 m²
EXCLUDED AREAS: GARAGE: 18 m², WALLS: 7 m²

