



MALLINSON  
& CO

INNOVATIVE PROPERTY EXPERTS

# Rainton Grove, Barnsley, S75 2QZ

Offers Over £300,000

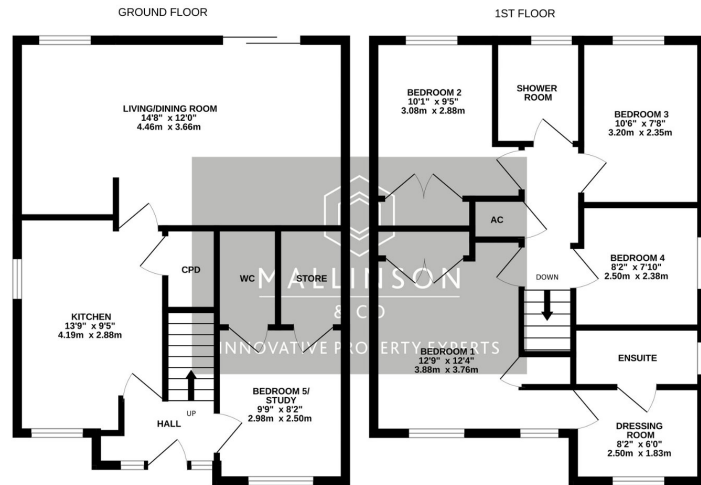
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- FOUR BEDROOMS
- MODERN KITCHEN AND BATHROOM
- CONVERTED GARAGE
- PRIVATE REAR GARDEN
- HIGHLY REGARDED LOCATION
- BEAUTIFULLY PRESENTED
- EN-SUITE TO MASTER BEDROOM
- OFF STREET PARKING FOR TWO VEHICLES
- IDEAL FAMILY HOME
- CLOSE TO LOCAL AMENITIES



\*\*\* TAKE A LOOK AT THIS \*\*\* A BEAUTIFULLY PRESENTED AND SYMPATHETICALLY EXTENDED FOUR BEDROOM DETACHED FAMILY HOME SITUATED IN THIS HIGHLY REGARDED DEVELOPMENT HAVING BEEN METICULOUSLY AND LOVINGLY RESTORED OVER RECENT YEARS, FEATURING A CONTEMPORARY STYLE KITCHEN AND BATHROOM, ENSUITE TO BEDROOM ONE AND HAVING A CONVERTED GARAGE WITH DOWNSTAIRS W.C.



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Made with Metrage ©2023

Score	Energy rating	Current	Potential
92+	A		
81-91	B		83 B
69-80	C	69 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		



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