



West Street, Thorne, Doncaster



### Offers in excess of £130,000

- Great Investment Opportunity
- Attention First Time Buyers
- Allocated Parking
- Spacious Living Room
- Council Tax Band A
- Extremely Sought After Location!
- Situated alongside Stainforth Keadby Canal
- Leasehold
- EPC rating C





Welcome to this charming flat that is now on the market, a perfect find for both first-time buyers and investors. This delightful property boasts two cosy bedrooms, a kitchen that is ripe for making memories, and a reception room that seems like it was designed for comfort and relaxation.

Not only does this flat have the perfect number of rooms to suit your needs, but it is also located in a highly sought-after location. You'll find it conveniently close to public transport links, local amenities, and excellent schools, making it an ideal spot for those seeking an active and convenient lifestyle.

For those who love the outdoors, you'll be delighted to know that the property is surrounded by walking routes and nearby parks, perfect for weekend strolls or picnics. And let's not forget about the appealing canal views, a sight that never fails to impress and soothe.



One of the unique features of this flat is the availability of parking, a real treat in a location like this. The property falls under council tax band A, and it comes with an EPC rating of C.

In summary, this flat embodies the perfect balance between city living and a peaceful retreat. It's more than just a property; it's a place you would be proud to call home. Don't miss out on this opportunity - reach out to us today to arrange a viewing.

#### Entrance/Hall

Kitchen 3.7m x 2.71m (12'1" x 8'11")

Bathroom 2.9m x 2m (9'6" x 6'7")

Living Room 5.6m x 4.43m (18'5" x 14'6")

Bedroom One 4.1m x 2.7m (13'6" x 8'11")

Bedroom Two 2.9m x 2.4m (9'6" x 7'11")

#### Disclaimer

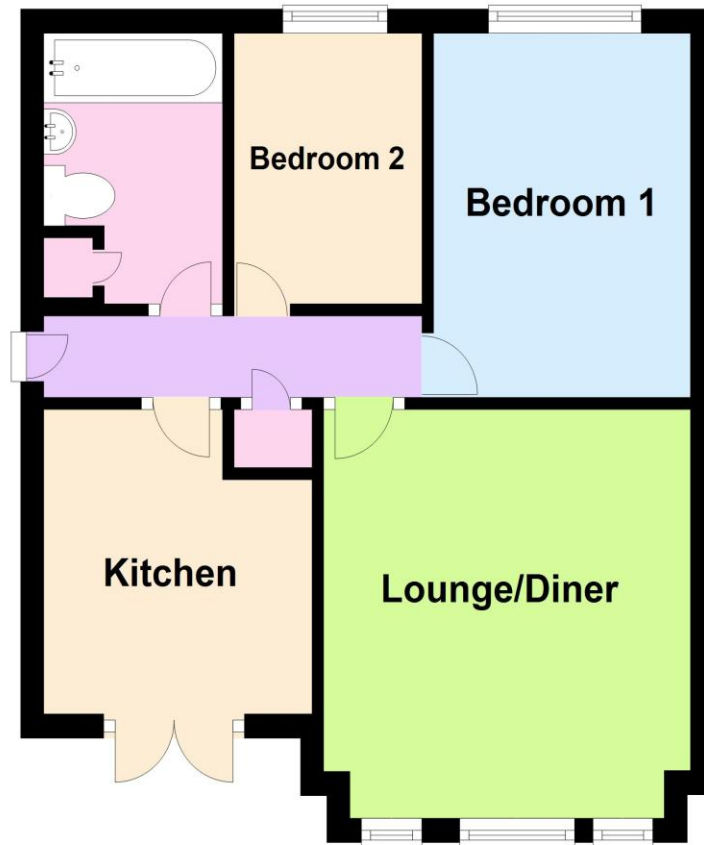
West Street - These details are intended to give a fair description only and their accuracy cannot be guaranteed nor are any floor plans (if included) exactly to scale. These details do not constitute part of any offer or contract and are not to be relied upon as statements of representation or fact. Intended purchasers are advised to recheck all measurements before committing to any expense and to verify the legal title of the property from their legal representative. Any contents shown in the images contained within these particulars will not be included in the sale unless otherwise stated or following individual negotiations with the vendor. Northwood have not tested any apparatus, equipment, fixtures or services so cannot confirm that they are in working order and the property is sold on this basis.

#### AML

Should you wish to make an offer on this property we will complete mandatory Anti Money Laundering (AML) checks on behalf of HMRC. We outsource this process to our partners, Goto. Goto charge a fee for this service.

## Ground Floor

Approx. 0.0 sq. metres (0.0 sq. feet)



Total area: approx. 0.0 sq. metres (0.0 sq. feet)





Northwood Doncaster

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