

Oaklands Broad Lane Sykehouse DN14 9AY Offers Over £295,000 FREEHOLD

\*NO UPWARD CHAIN\* Large THREE DOUBLE bedroom detached bungalow. Entrance hall, lounge/dining room and generous sized kitchen. En-suite plus main shower room. Large plot with Double garage. Long driveway. Sought after village location. Viewing essential to appreciate size.





# THREE BEDROOM DETACHED BUNGALOW • Spacious lounge/dining room • Generous sized kitchen • En-suite and main shower room

### **ENTRANCE HALL**

Side UPVC double glazed entrance door with adjoining side panel window. Doors off to all rooms. Loft access point.

### 'L' SHAPED LOUNGE/DINING ROOM

Divided as follows;

### **LOUNGE**

19'7" x 11'0"

Front facing UPVC double glazed bow window and side facing UPVC double glazed window. Glazed double doors leading from the hallway. Feature timber fireplace with marble hearth and inset to an electric coal effect fire. Radiator.

### **DINING ROOM**

9'8" x 9'7"

Front facing UPVC double glazed window. Radiator. Glazed door into the kitchen.

### **KITCHEN**

13'7" x 9'7"

Side facing UPVC double glazed window and UPVC double glazed entrance door. Fitted with a range of wall and base units with granite effect laminate worksurfaces incorporating a stainless steel one and a half bowl sink and drainer with splash back tiling. Integrated electric oven, grill and gas hob

and extractor hood. Space for washing machine. Tiled floor.
Radiator. Door into the hallway.

### **SHOWER ROOM**

9'7" x 5'8"

Sid facing UPVC double glazed window. Fitted with a mains powered shower over a double tray, wash hand basin and w.c. Fully tiled walls. Radiator.

### **MASTER BEDROOM**

14'9" x 10'11"

Rear facing UPVC double glazed French doors. Built-in wardrobes to one wall. Radiator. Door into the en-suite shower room.

### **EN-SUITE SHOWER ROOM**

9'7" x 5'9"

Side facing UPVC double glazed window. Fitted with a tiled shower cubicle with mains shower, pedestal wash hand basin and w.c. Tiled walls and floor. Radiator.

### **BFDROOM TWO**

13'3" x 13'0"

Rear facing UPVC double glazed window. Built-in wardrobes to one wall. Radiator.





UPVC double glazed
 LPG central heating
 Brick double garage
 Generous sized plot
 Sought after village
 NO UPWARD CHAIN

### **BEDROOM THREE**

14'1" x 11'1"

Front facing UPVC double glazed window. Fitted with a range of built-in wardrobes and matching dressing table. Radiator.

### **OUTSIDE**

There is a lawned front garden set behind a hawthorne hedge with wrought iron gates leading onto the driveway, which continues to the side and rear, providing parking for several vehicles and leading to the double garage with turning area. The front garden also houses the LPG tank and septic

### **BRICK DOUBLE GARAGE**

18'4" x 18'0"

Two front facing remote control roller shutter doors. Side window. Electric light and power.

The rear garden is lawned with timber fencing and established hedge to the rear boundary.

### NO UPWARD CHAIN INVOLVED













## **Additional Information**

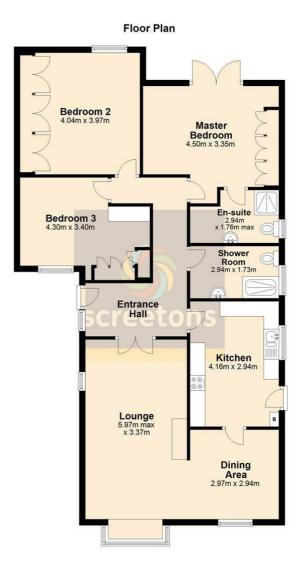
Local Authority - Doncaster

Council Tax - Band D

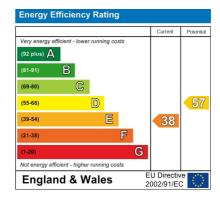
Viewings - By Appointment Only

**Tenure** - Freehold

# Garage 5.58m x 5.50m







Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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