



19 Gorse Close  
Dunsville DN7 4DS

Offers Over £160,000

**FREEHOLD**

NO UPWARD CHAIN INVOLVED. Great sized TWO bedroom DETACHED bungalow in quiet cul-de-sac. Lounge/dining room and kitchen. UPVC double glazed. Gas central heating. Driveway and garage. Generous sized rear garden.



- TWO BEDROOM DETACHED BUNGALOW • Entrance hall, Lounge/Diner, • Kitchen, Bathroom • UPVC double glazed

### ENTRANCE HALL

Front double glazed entrance door and adjoining double glazed window. Doors off to all rooms. Two useful storage cupboards. Loft access. Radiator.

### LOUNGE/DINER

18'8" x 10'5"

Rear facing UPVC double glazed window. Timber fireplace with gas supply. Vinyl flooring. Radiator.

### KITCHEN

11'6" x 9'11"

Front facing UPVC double glazed window and side UPVC double glazed entrance door. Fitted with a range of wall and base units incorporating a stainless steel sink and drainer. Free standing electric cooker. Radiator. Wall mounted gas combi central heating boiler.

### BEDROOM ONE

12'9" x 9'10"

Rear facing UPVC double glazed window. Vinyl floor. Radiator.

### BEDROOM TWO

10'10" x 8'9"

Front facing UPVC double glazed window. Radiator.

### BATHROOM

7'1" x 5'7"

Front facing UPVC double glazed window. Fitted with a suite comprising of a panelled bath, pedestal wash hand basin and w.c. Radiator.

### OUTSIDE

There is an open plan paved front garden with driveway leading to the garage and path to the left side leading into the rear garden.

### GARAGE

17'7" x 8'2"

Front up and over access door. Rear facing single glazed window. Electric light and power.

The rear garden is a good size and mainly gravelled for ease of maintenance with timber panelled fencing and established shrubs and trees.

### NO UPWARD CHAIN INVOLVED



- Gas central heating
- Driveway and garage
- Small quiet cul-de-sac
- NO UPWARD CHAIN INVOLVED





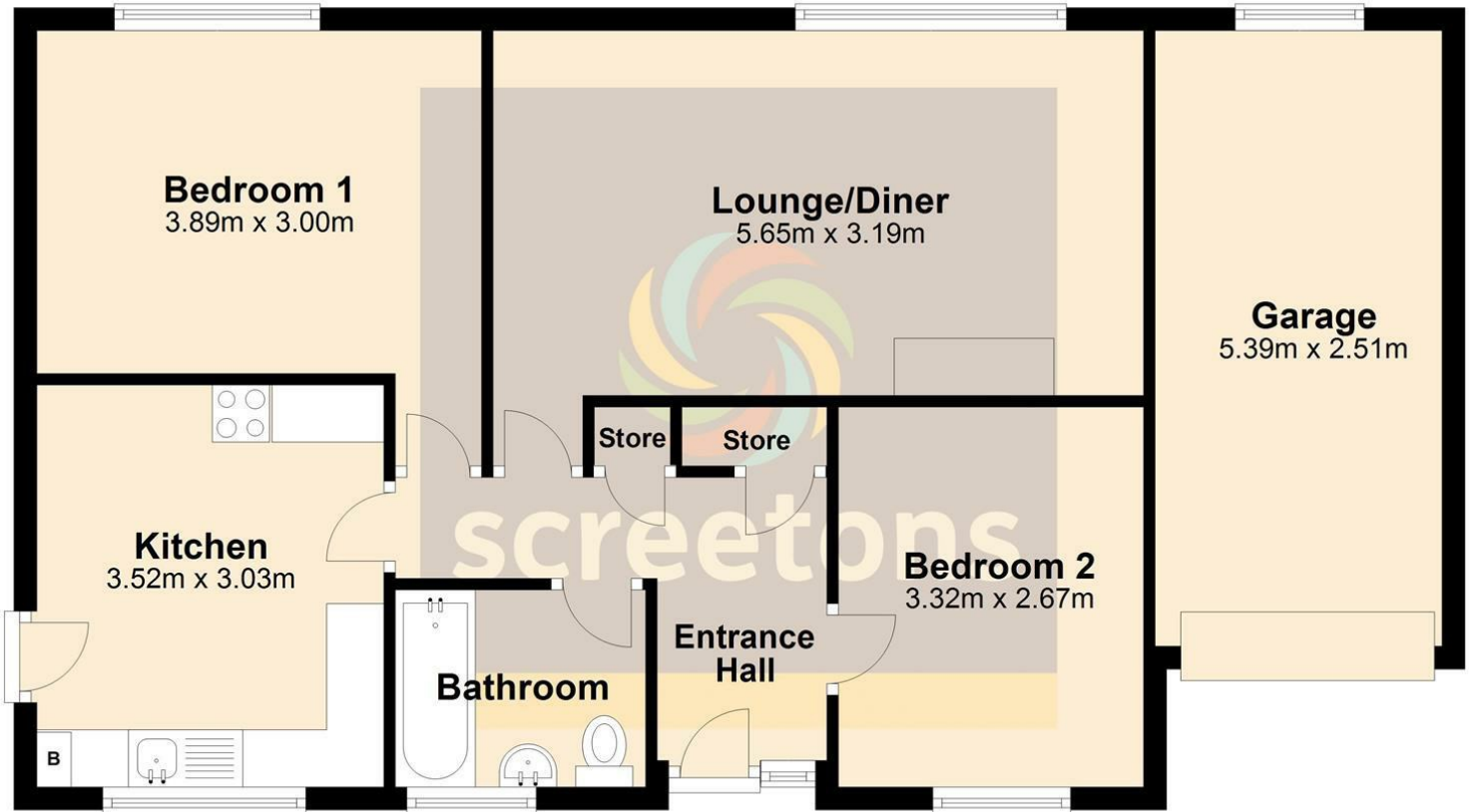


## Additional Information

**Local Authority** - Doncaster  
**Council Tax** - Band  
**Viewings** - By Appointment Only

**Tenure** - Freehold

# Floor Plan



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		85
(69-80)	C		
(55-68)	D	58	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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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