

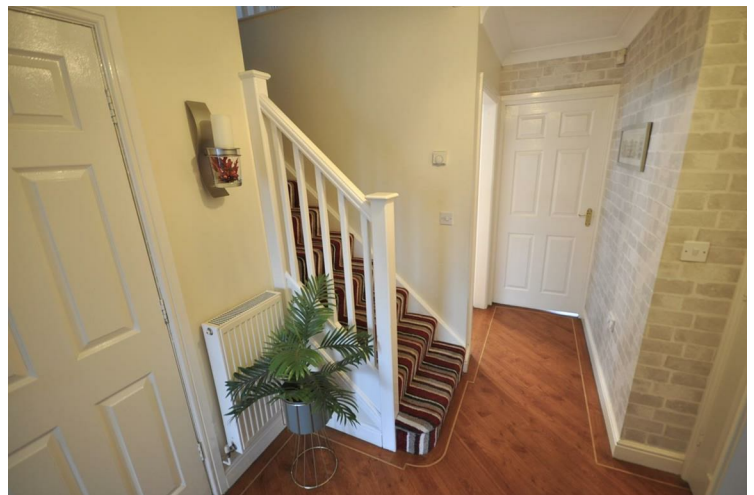


## 6 Bryson Close Thorne DN8 5GH

Offers Over £225,000

**FREEHOLD**

Perfect family home. FOUR bedroom, TWO bathroom DETACHED HOUSE. Hall, lounge, Conservatory, Dining room, Kitchen/diner and utility room. Ample driveway/parking with garage. Private rear garden. Located on the edge of the estate. VIEWING ESSENTIAL.



- FOUR BEDROOM DETACHED HOUSE • Entrance hall, Lounge, Conservatory • Dining room, Fitted kitchen/diner

## ENTRANCE PORCH

Front double glazed entrance door. Door into the entrance hall.

## ENTRANCE HALL

Spindle balustrade staircase leading to the first floor. Karndean flooring. Radiator. Doors into the lounge, dining room, kitchen, w.c. and garage.

## LOUNGE

15'4" x 11'3"  
Rear facing sliding patio doors leading into the conservatory. Feature free standing electric fire with gas connection behind. Laminate floor. Radiator.

## CONSERVATORY

9'0" x 8'0"  
Rear and side facing UPVC double glazed windows and side UPVC double glazed french doors. Tiled floor.

## DINING ROOM

10'0" x 8'11" not including bay.  
Front facing UPVC double glazed walk-in bay window. Laminate floor. Radiator.

## KITCHEN/DINER

11'8" x 9'0"  
Rear facing UPVC double glazed window. Fitted with a range of maple effect wall and base units with butchers block effect laminate worksurfaces incorporating a one and a half bowl sink and drainer with splash back tiling. Integrated electric oven and gas hob with extractor hood above. Space for dishwasher and undercounter fridge. Radiator. Door into the utility room.

## UTILITY ROOM

5'8" x 4'11"  
Side facing double glazed entrance door. Fitted with a tall storage cupboard and laminate worksurfaces with space and plumbing for washing machine and dryer.

## W.C

4'11" x 3'1"  
Side facing UPVC double glazed window. Fitted with a white wash hand basin and w.c. Karndean flooring. Radiator.

## LANDING

Side facing UPVC double glazed window. Spindle balustrade to the staircase. Useful built-in storage cupboard. Loft access point. Radiator. Doors off to all rooms.





• Utility room, Ground floor w.c. • UPVC double glazed • Gas central heating • Ample driveway/parking • Garage, Private rear garden • VIEWING ESSENTIAL • Extending to approx. 117.9 sq.m

## MASTER BEDROOM

12'5" x 11'3"

Rear facing UPVC double glazed window. Built-in sliding door wardrobes. Laminate floor. Radiator. Door into the en-suite shower room.

## EN-SUITE SHOWER ROOM

5'10" 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. Radiator.

## BEDROOM TWO

10'11" x 10'4"

Front facing UPVC double glazed window. Laminate floor. Radiator.

## BEDROOM THREE

9'9" x 6'11"

Front facing UPVC double glazed window. Laminate floor. Radiator.

## BEDROOM FOUR

9'8" x 8'6"

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

## BATHROOM

6'7" x 5'10"

Side facing UPVC double glazed window. Fitted with a white suite comprising of a panelled bath with mains shower over, pedestal wash hand basin and w.c. Tiled walls. Radiator.

## OUTSIDE

There is a tarmac and block paved driveway/forecourt providing ample off road parking and leading to the garage. There is a gate to the side leading into the rear garden.

## GARAGE

16'9" x 8'2"

Front up and over access door. Electric light and power. Wall mounted gas combi central heating boiler. Internal door leading into the hallway.

The rear garden has been block paved to provide an attractive and low maintenance garden, ideal for entertaining with established shrubs, brick boundary wall and timber panelled fencing. An outside cold water tap is fitted.







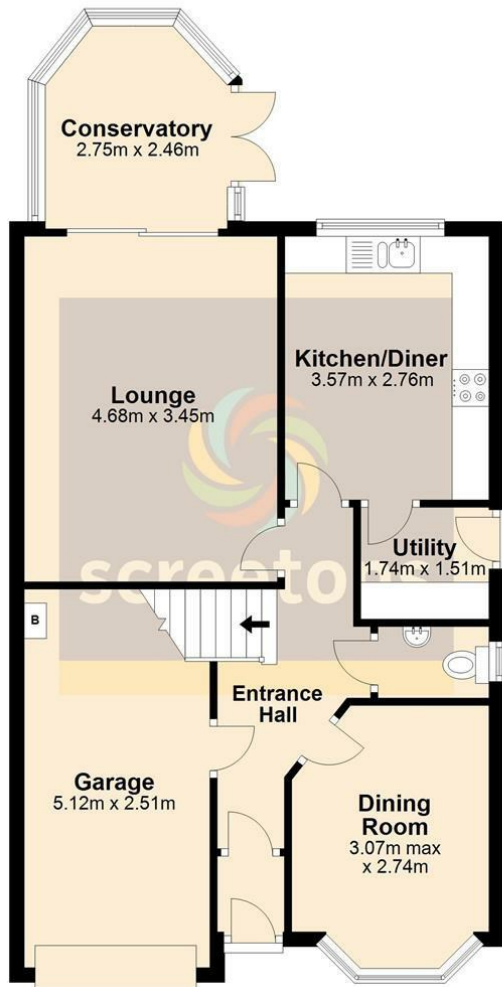


## Additional Information

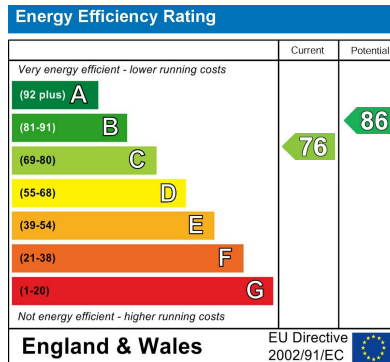
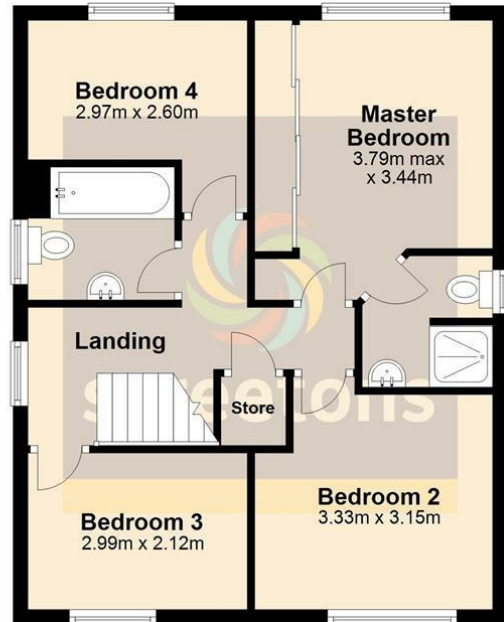
**Local Authority** - Doncaster  
**Council Tax** - Band D  
**Viewings** - By Appointment Only

**Tenure** - Freehold

## Ground Floor



## First Floor



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

Thorne Sales  
94 King Street  
Thorne  
Doncaster  
South Yorkshire  
DN8 5BA

01405 816893  
thorne@screetons.co.uk  
www.screetons.co.uk

