



46 Mansion Court Gardens Thorne DN8 5BJ

Offers Around £200,000

FREEHOLD

UNEXPECTEDLEY BACK ON THE MARKET Spacious THREE bedroom semi-detached bungalow. Lounge and fitted kitchen/diner. Bathroom with bath & Shower. Front and rear gardens. Sought after quiet no through road. UPVC double glazed. Gas central heating. NO UPWARD CHAIN INVOLVED.



- THREE BEDROOM SEMI-DETACHED BUNGALOW • Lounge, Fitted kitchen/diner • UPVC double glazed • Gas central heating

ENTRANCE PORCH

Front UPVC double glazed entrance door. Radiator. Door into the lounge.

LOUNGE

14'11" x 13'6"

Front facing UPVC double glazed window. Feature timber fireplace with marble hearth and inset to a coal effect gas fire. Radiator. Door into the inner hall.

INNER HALL

Doors off to all rooms. Two useful built-in storage cupboards. Radiator. Loft access point. Radiator.

KITCHEN

15'10" x 8'10"

Side UPVC double glazed entrance door and rear facing UPVC double glazed window. Fitted with a range of light oak effect wall and base units with marble effect laminate worksurfaces incorporating a one and a half bowl sink and drainer and splashback tiling. Free standing gas cooker. Tiled effect laminate floor. Radiator. Wall mounted gas combi central heating boiler. Space and plumbing for washing machine.

BEDROOM ONE

15'5" x 10'5"

Front facing UPVC double glazed window Radiator.

BEDROOM TWO

11'9" x 10'5"

Rear facing UPVC double glazed window. Useful built-in wardrobe. Radiator.

BEDROOM THREE

11'9" x 7'11" maximum.

Rear facing UPVC double glazed window. Radiator.

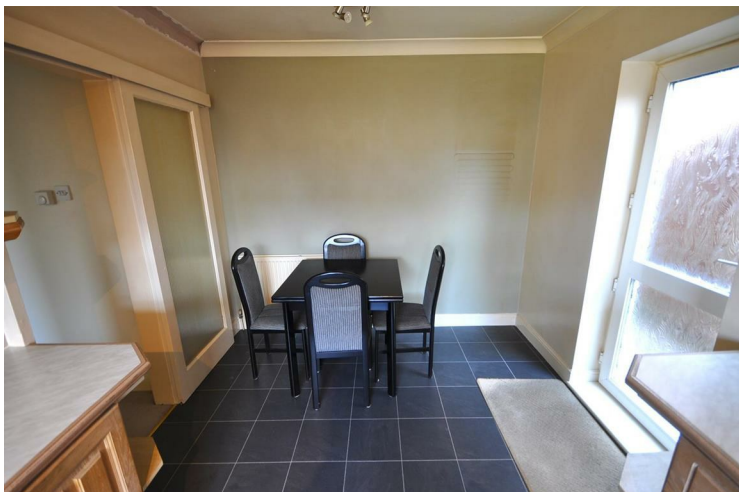
BATHROOM

8'10" x 5'10"

Rear facing UPVC double glazed window. Fitted with a four piece suite comprising of a panelled bath, tiled shower cubicle with mains shower, pedestal wash hand basin and w.c. Tiled walls. Radiator.

OUTSIDE

There is an open plan lawned front garden with driveway proving off road parking and leading to the garage with gate to the side leading into the rear garden.



- Bathroom with bath & Shower • Driveway and garage • Lawned front and rear gardens • Sought after quiet no through road • NO UPWARD CHAIN • Extending to approx. 99.6 sq.m including garage

GARAGE

18'9" x 7'11"

Front up and over access door. Side UPVC double glazed window. Electric light and power.

The rear garden is lawned with timber panelled fencing, paved patio and established shrubs. Outside cold water tap.

NO UPWARD CHAIN INVOLVED





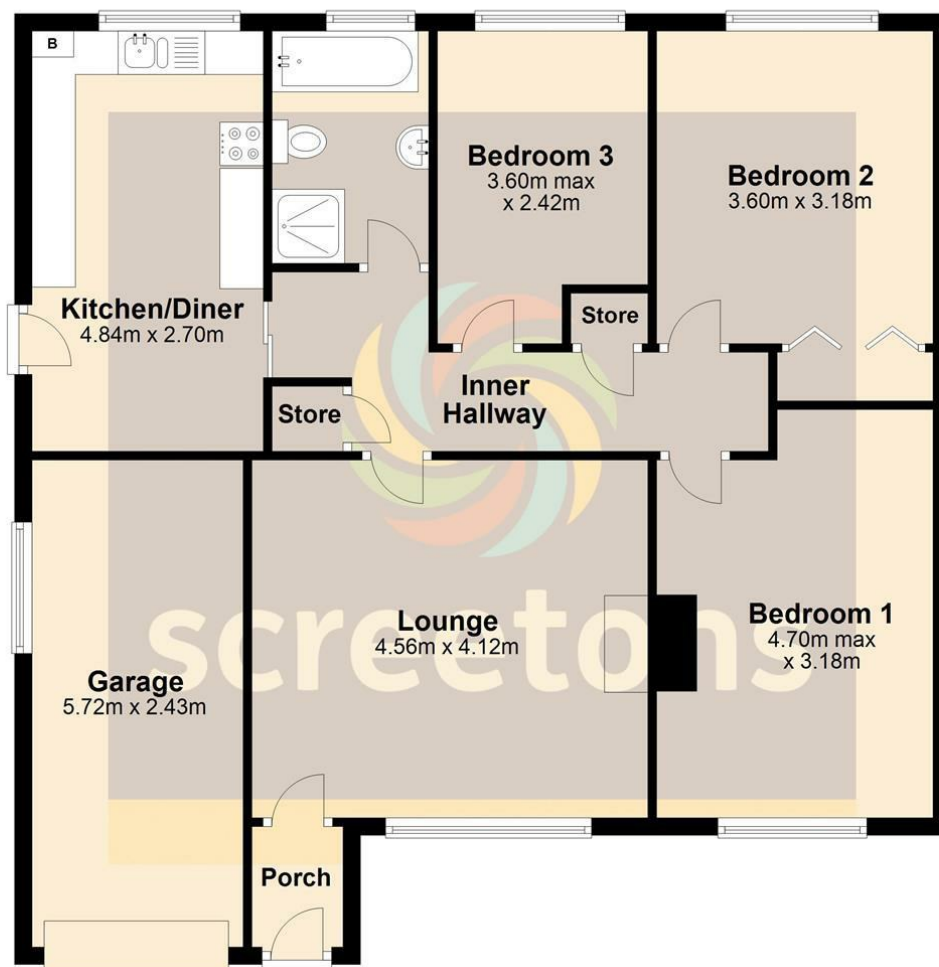


Additional Information

Local Authority - Doncaster
Council Tax - Band C
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		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	65	82
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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