



Doncaster Road

Darfield, S73 9JA

Guide Price £110,000 - £120,000



- THREE BEDROOM TERRACED PROPERTY
- GENEROUS DIMENSIONS
- POPULAR LOCATION
- CLOSE TO ALL LOCAL AMENITIES
- EPC RATING: TBC

- ENCLOSED FRONT AND REAR GARDENS
- STUNNING DECOR
- GOOD COMMUTE LOCATION
- GCH DG
- COUNCIL TAX BAND: A

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TAKE A LOOK AROUND THIS STYLISH THREE BEDROOM TERRACED PROPERTY located in Darfield. Offering generous dimensions and with stylish décor. Close to all local amenities, surrounded by reputable schools, benefiting from good public transport links and within easy reach of the A1 and M1. The property boasts a spacious layout, plenty of storage, modern fixtures and fittings with a sizeable enclosed rear garden. This maintenance friendly property briefly comprises Lounge, Kitchen/Diner, Cellar, Three Bedrooms and Family Bathroom, Front and Rear Garden. Viewings are highly recommended.

LOUNGE

11'08 x 11'03 (3.56m x 3.43m)

Stepping through a green uPVC front entrance door, leads you into this captivating property. Greeted by a fresh and welcoming space, having open fire place with log burner in place giving this room a focal point. Front facing uPVC window filling the room with natural light making this the perfect design for the principle reception room. Comprising of laminate flooring, wall mounted radiator with telephone point and ariel point in place. Further door leading to the inner hall.

HALL

Further door entering into the kitchen/diner with stairs rising to first floor landing.

KITCHEN/DINER

11'08 x 12'10 (3.56m x 3.91m)

Adding the wow factor is this chic style fitted kitchen with wall and base units providing storage with complimentary wood work surface over, having sunken white pot sink and stainless steel mixer tap, integrated fridge/ freezer as well as space and plumbing for washing machine or dishwasher, range cooker in place with splash back tiles to walls, tile flooring and neutral décor. UPVC window to the rear with uPVC rear door and further door leading down into the cellar.

LANDING

Neutrally decorated landing with doorways to all three bedrooms and family bathroom.

BEDROOM ONE

11'06 x 11'00 (3.51m x 3.35m)

A sumptuous large master bedroom dazzling with beautiful décor. Having carpet flooring, wall mounted radiator and uPVC window overlooking the front elevation. Plenty of space for bedroom furniture with handy over stairs storage cupboard located in the corner.

BEDROOM TWO

6'11 x 14'05 narrowing to 11'01 (2.11m x 4.39m narrowing to 3.38m)

Another good sized bedroom, comprising of stylish

décor with laminate flooring, uPVC window to front and wall mounted radiator.

BEDROOM THREE

9'08 x 6'08 narrowing to 5'04 (2.95m x 2.03m narrowing to 1.63m)

Good sized third bedroom benefiting of carpet flooring, neutral décor, wall mounted radiator and uPVC window overlooking the rear garden.

BATHROOM

12'08 x 4'08 (3.86m x 1.42m)

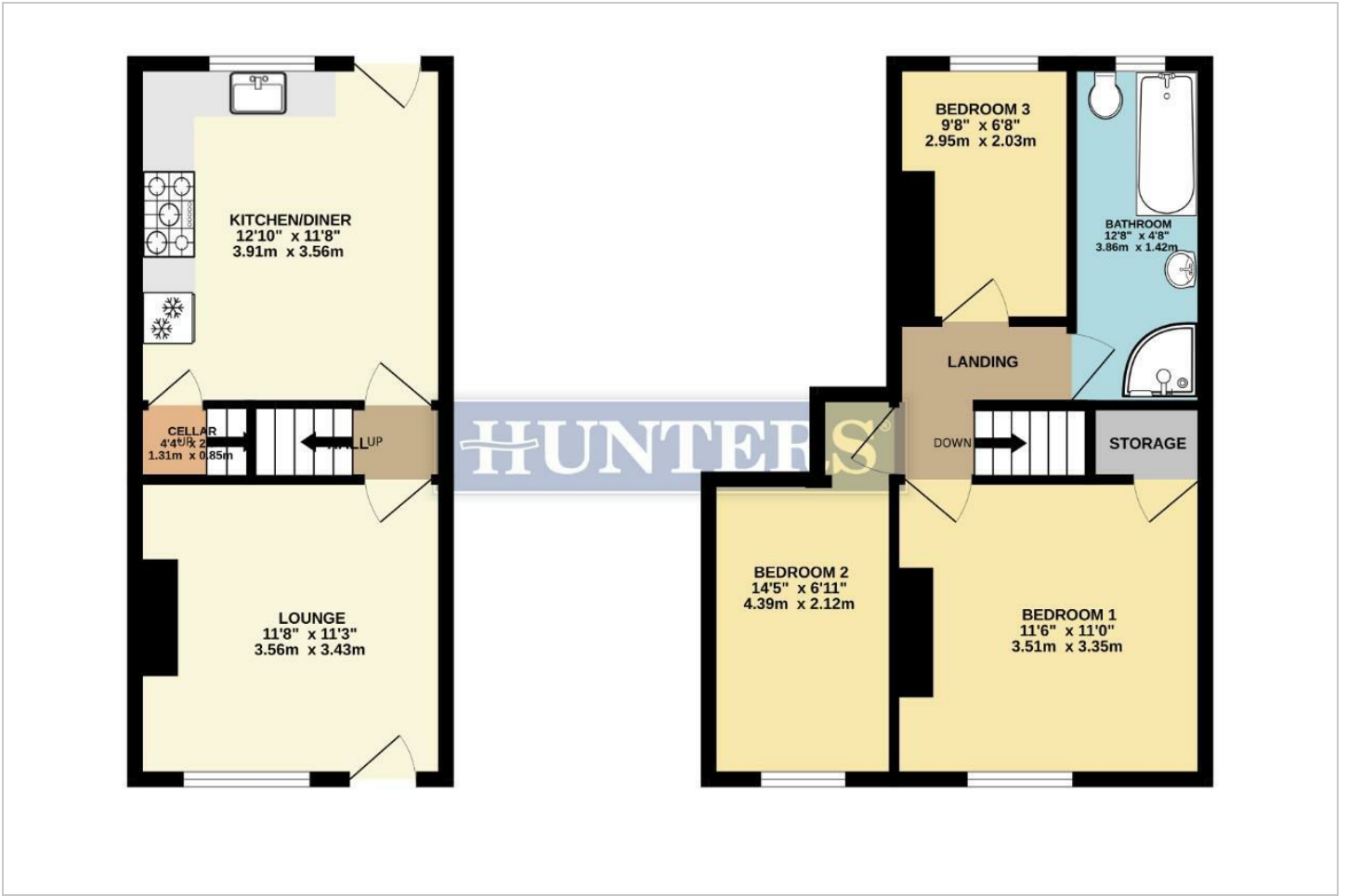
Modern and sleek family bathroom with four piece suite in white comprising of low flush WC, hand wash basin, corner shower and panelled bath. Having the bonus of a tall heated towel rail with easy to clean tile flooring with partially tiled walls in serene tones and uPVC frosted window to the rear.

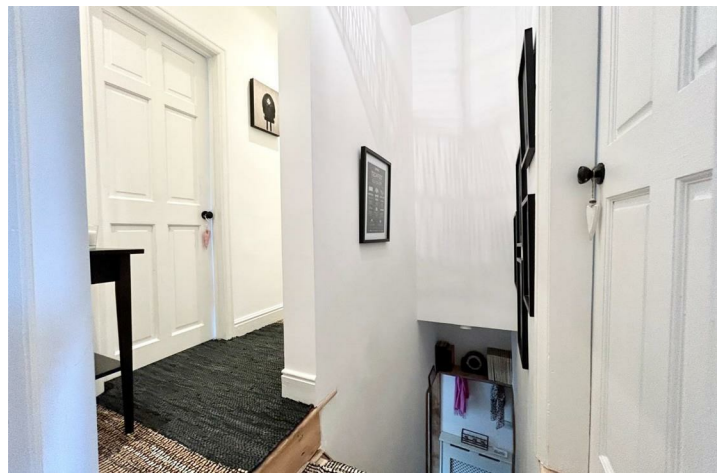
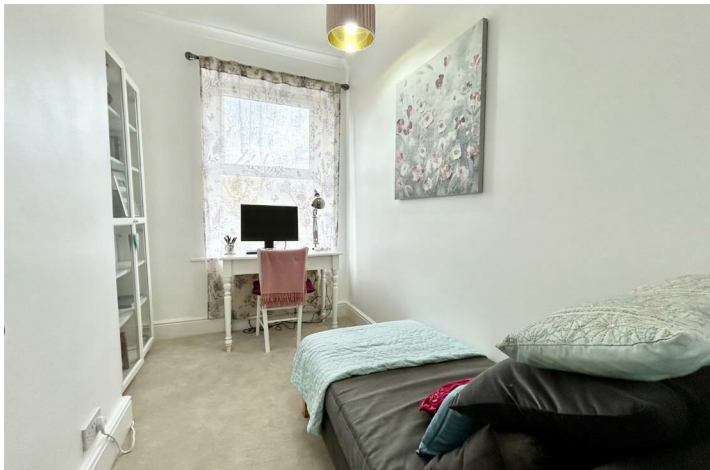
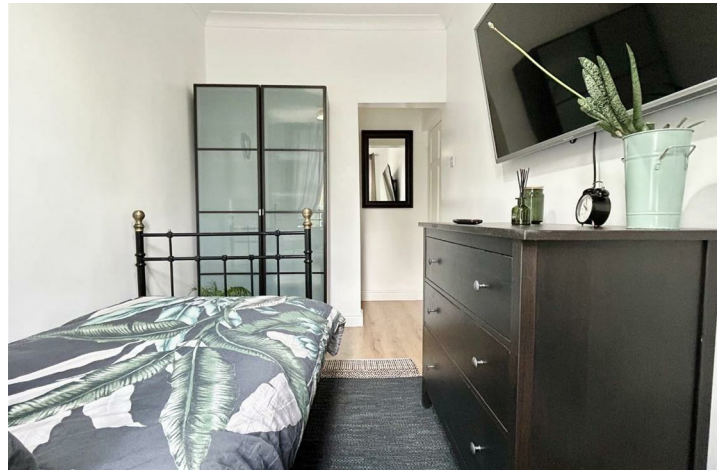
EXTERIOR

To the front of the property is a beautiful gated garden area with gated steps and pathway leading to the front entrance.

Adding further wow factor to this family home is this well designed, fully enclosed, well maintained garden. Benefiting off laid to lawn grass area with wooden planters to the rear and tree adding splashes of colour. Having sizeable slabbed patio perfect for entertaining in the summer months surrounded by wooden fencing for added privacy.

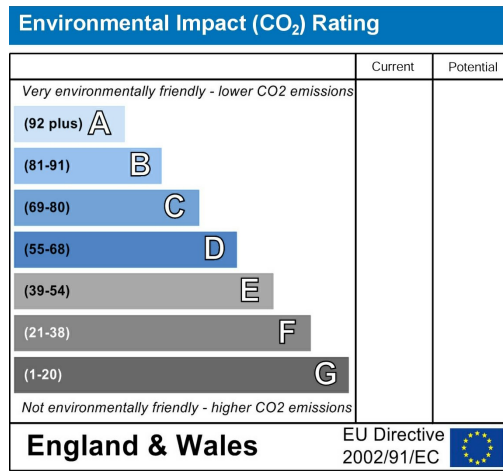
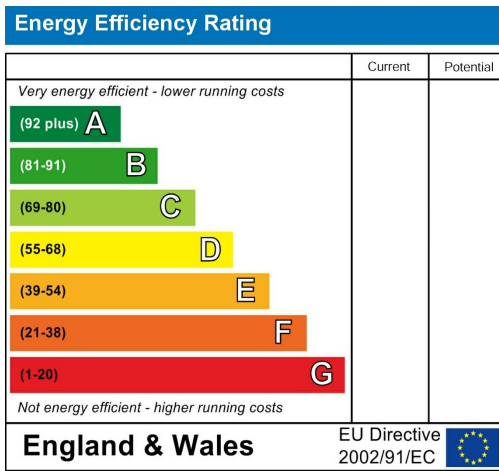
Floorplan







Energy Efficiency Graph



Viewing

Please contact our Hunters Dearne Valley - Rotherham North Office on 01709 894440 if you wish to arrange a viewing appointment for this property or require further information.

Road Map



Hybrid Map





These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

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