



## Carr Road

Edlington, Doncaster, DN12 1PH

Offers In The Region Of £170,000



- THREE BEDROOM END TERRACE PROPERTY
- BEAUTIFUL ENCLOSED GARDEN
- GOOD COMMUTE LOCATION
- EPC RATING: B
- POPULAR LOCATION
- SPLENDID DECOR
- CLOSE TO ALL LOCAL AMENITIES
- COUNCIL TAX BAND: C

# Carr Road

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## Offers In The Region Of £170,000



Nestled in the desirable location of Carr Road, Edlington, Doncaster, this charming end-terrace house presents an excellent opportunity for those seeking a modern and comfortable living space. The property boasts three well-proportioned bedrooms and two bathrooms, making it an ideal choice for families or individuals in need of extra room.

Upon entering, you are welcomed by a bright entrance hall that leads to a convenient downstairs WC, a spacious lounge perfect for relaxation, and a stylish kitchen diner that is sure to impress. The décor throughout the home is tastefully presented, featuring contemporary fixtures and fittings that enhance its overall appeal.

The first floor is thoughtfully designed, providing access to the family bathroom and all three bedrooms. The master bedroom stands out with its own private ensuite, offering a touch of luxury and privacy that is often sought after in modern homes.

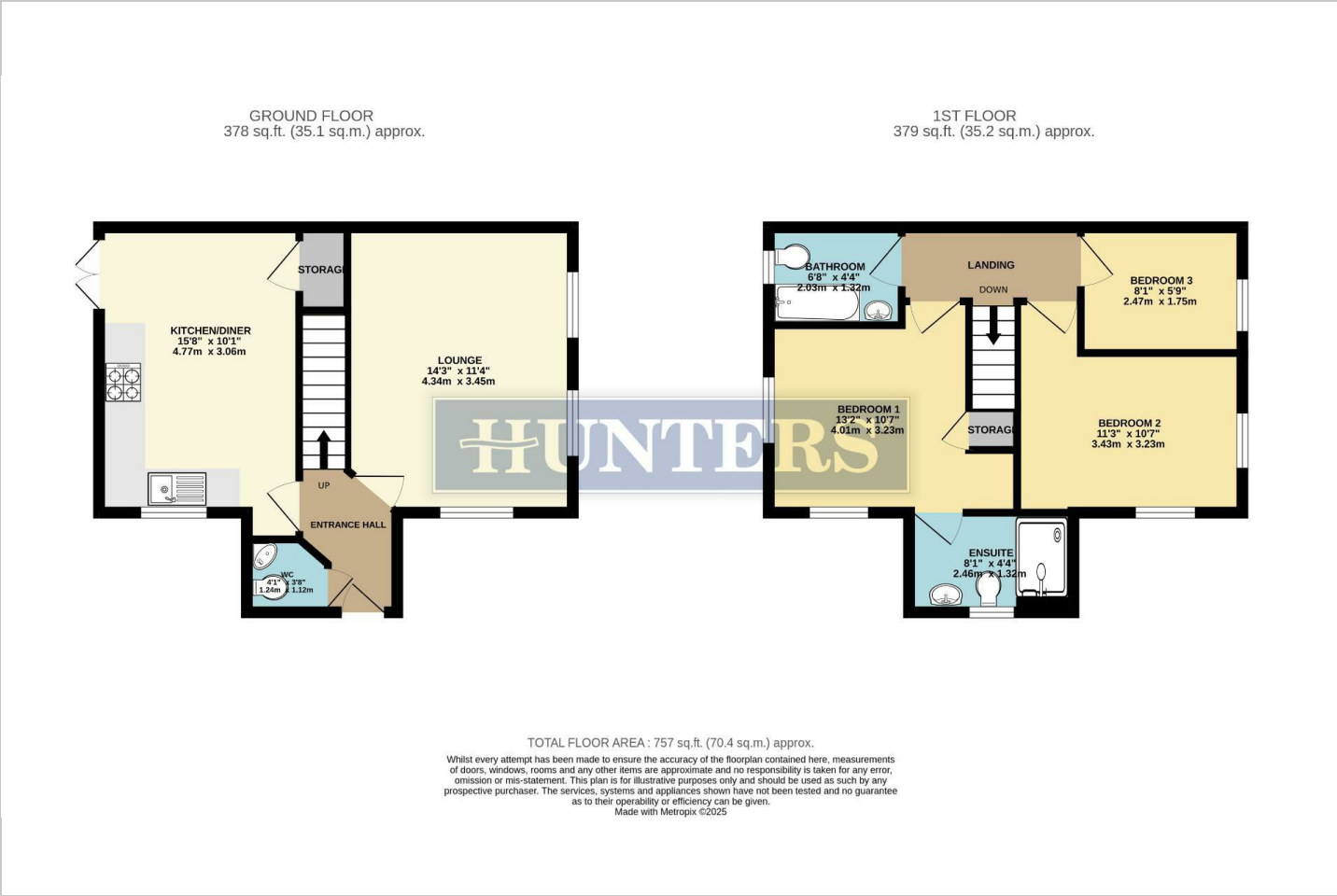
Set within a popular new-built estate, this property benefits from excellent commuting options, making it ideal for those who travel for work. Furthermore, it is conveniently located near local amenities, ensuring that everything you need is just a stone's throw away.

One of the standout features of this home is the beautiful enclosed large garden, complete with a new patio area, perfect for enjoying the summer months. This outdoor space provides a wonderful setting for relaxation and entertaining.

In summary, this property is a fantastic opportunity for anyone looking to settle in a vibrant community while enjoying the comforts of a modern home. Do not miss the chance to make this lovely house your new home.



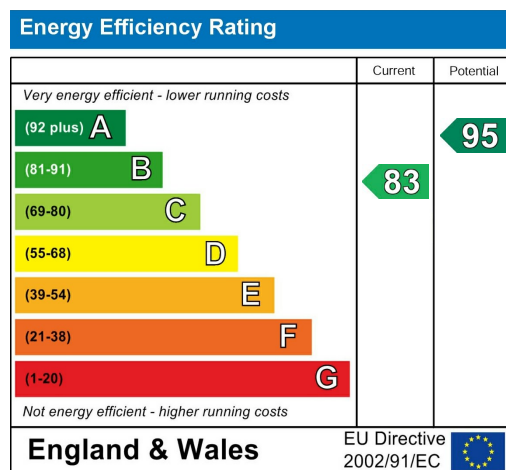
Floorplan







## 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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