



**45 Fisher Street, Bentley, DN5 0ES**  
Offers In Excess Of £70,000 Freehold

  
**MARTIN&CO**

## Fisher Street, Bentley

2 Bedrooms, 1 Bathroom

**Offers In Excess Of £70,000**

- Two Double Bedrooms
- Front Aspect Lounge
- Fitted Kitchen
- Bathroom With White Suite
- Enclosed Rear Yard
- Modern central heating
- EPC Rating C

Well proportioned two double bedroom mid terrace house being close to local amenities. The accommodation comprises entrance porch, front aspect lounge giving access to the modern fitted kitchen with limed oak effect units, two double bedrooms and bathroom with a white suite.

Exterior

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Small front fore garden and to the rear an enclosed yard.

Double bedroom.

ENTRANCE PORCH 3' 7" x 4' 2" (1.10m x 1.29m) A useful entrance porch.

LOUNGE 13' 0" x 11' 11" (3.97m x 3.64m) Living room neutrally decorated with large window allowing plenty of natural light, complimented with feature fireplace.

KITCHEN 9' 10" x 9' 10" (3.02m x 3.00m) A spacious kitchen with a range of light wood wall and base units, complimented with black worktops and free standing gas cooker.

BATHROOM 6' 3" x 6' 5" (1.92m x 1.97m) Downstairs family bathroom with white three piece suite.

BEDROOM ONE 13' 2" x 11' 11" (4.02m x 3.64m) Master bedroom.

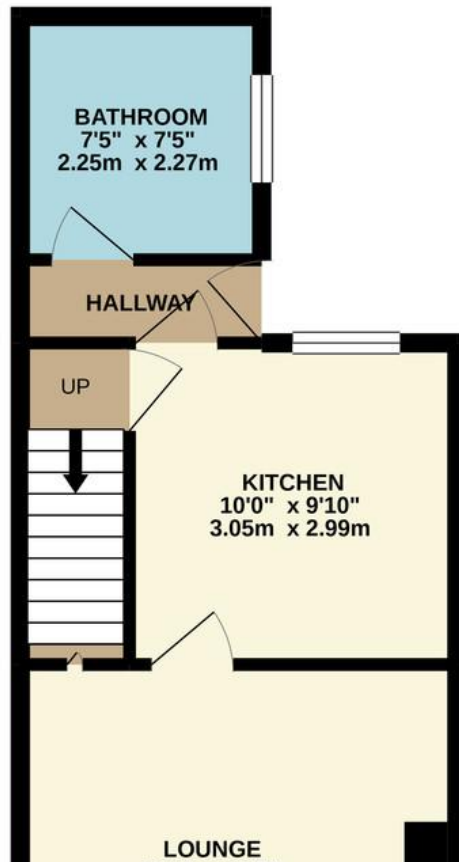
BEDROOM TWO 10' 0" x 9' 11" (3.06m x 3.03m)



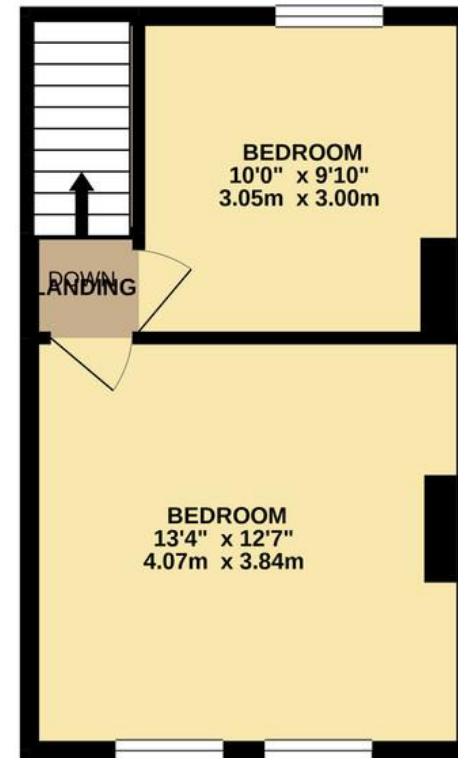




GROUND FLOOR  
383 sq.ft. (35.6 sq.m.) approx.



1ST FLOOR  
293 sq.ft. (27.2 sq.m.) approx.



## Martin & Co Doncaster

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