



## Bullivant Road, Hatfield, Doncaster



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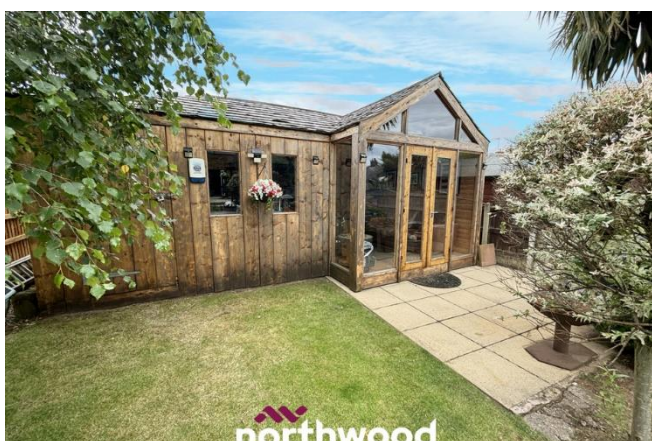
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**OIRO £275,000**

- Expansive Four Double Bedrooms
- Breathtaking LANDSCAPED West Facing Garden
- Generous Storage Solutions
- Impressive "L" Shaped Kitchen/Diner
- Roomy Driveway
- Range Oven and American Style Fridge/Freezer
- Entertainment hub/bar/home office
- Workshop & generous storage spaces



Are you dreaming of a spacious sanctuary ? Take a look at this STUNNING FOUR DOUBLE BEDROOM EXTENDED Semi detached BEAUTY. Experience luxury that doesn't break the bank. Having off road parking to the front, the rear is a real feast for your eyes, having a patio area, PERGULA AND PHENOMENAL ENTERTAINING HUB/BAR/HOME OFFICE & WORKSHOP. ALARMED AND CCTV.

**WOW!** This EXTENDED FOUR bedroomed semi-detached house in much sought after location in the trendy village of Hatfield, BOASTING a multitude of space FOR THE GROWING FAMILY.



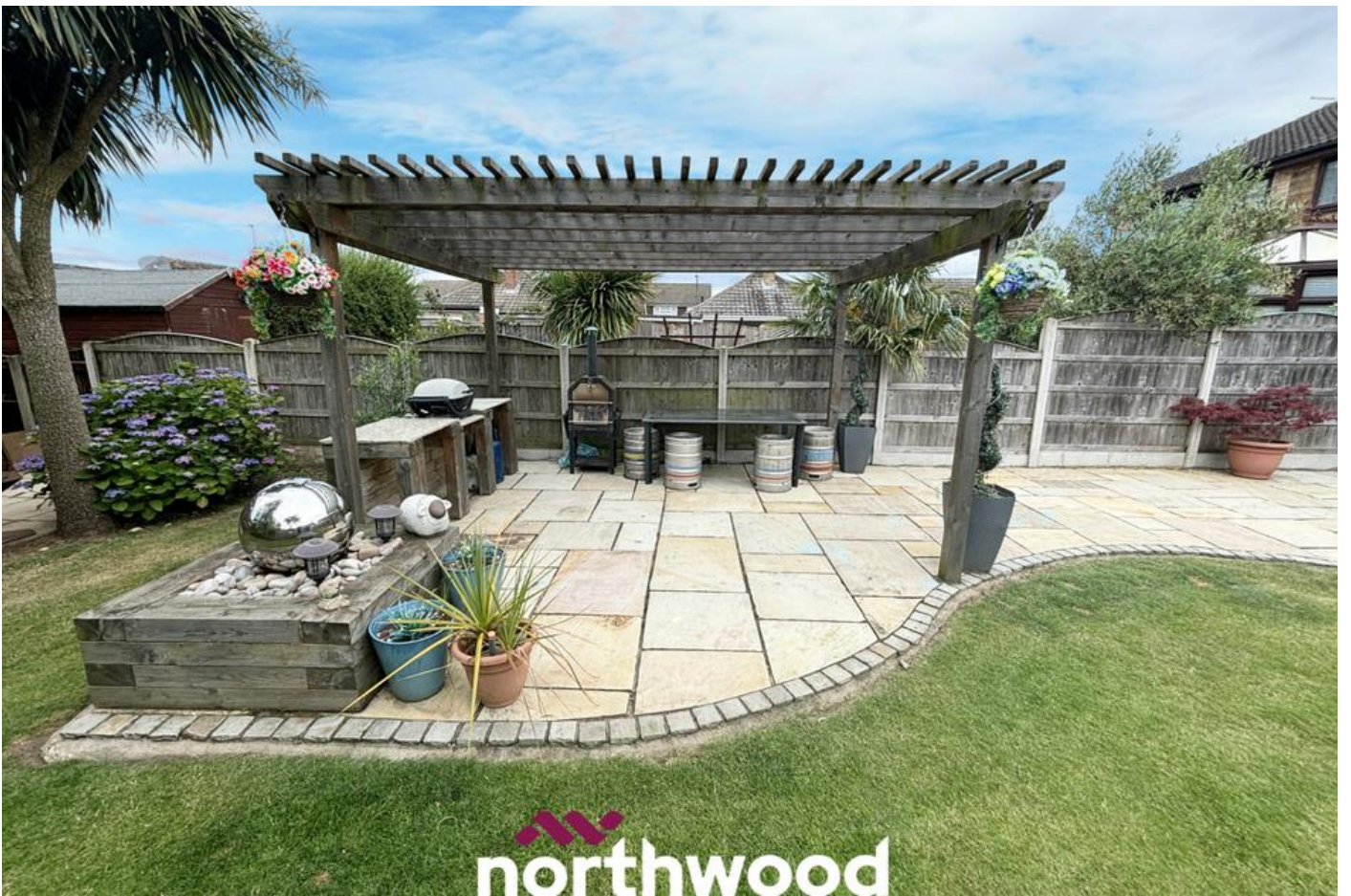
The unique selling point of this listing is the **OUTSTANDING BAR/ENTERTAINMENT HUB/HOME OFFICE** of the **HIGHEST** standard, thoughtfully appointed with contemporary, effusive ambience, **INSULATED AND HAVING IT'S OWN ELECTRICS** and a **SOUTH WEST FACING LANDSCAPED GARDEN WITH RAISED FLOWER BEDS INDIAN STONE patio, PERGOLA** perfect for families and entertaining and having the **BEST** nights out whilst staying in!

Situated in the highly desirable location of trendy Hatfield, where rural walks meet chic boutiques, and a pint and good old pub grub!

Having a entrance/hallway, generous storage cupboards, downstairs WC, utility area leading to the rear garden, lovely rear facing lounge with feature fire and surround, the kitchen is the heart of the home and has been designed to feed a large family, having huge Range Oven and American Style Fridge/Freezer included in the sale, and range of wall and base units, opening out to the dining area, which boasts lots of room of large table and chairs.

There is a light and airy stairs and landing, on the first floor you will find four **DOUBLE BEDROOMS & FAMILY BATHROOM**, the master is huge having range of wardrobes in the dressing area and spacious en-suite bathroom.

With so much to offer and ideally situated for great schooling, easy access to the M18, M180 and M62 motorways, and amidst local amenities and public transport this property ticks all the boxes and is **NOT TO BE MISSED!**



Entrance/Hallway

Utility Room 4.80m x 1.46m (15'8" x 4'10")

Kitchen/Diner Measurements taken to the maximum

Lounge 3.80m x 4.88m (12'6" x 16'0")

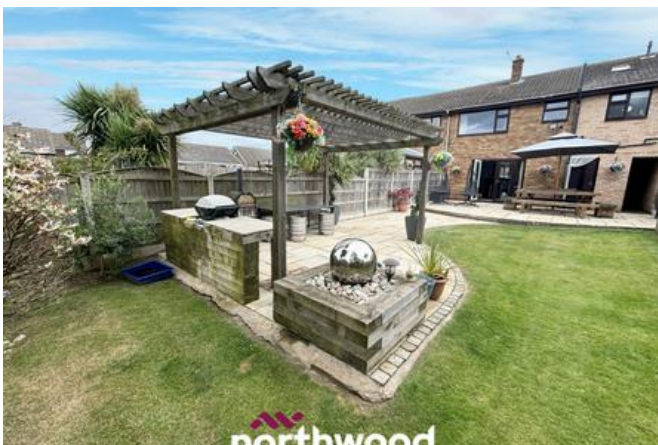
Downstairs WC

Stairs/Landing

Bedroom One 7.48m x 2.62m (24'6" x 8'7")

En-suite

Bedroom Two 3.11m x 3.79m (10'2" x 12'5")





Bedroom Three 3.59m x 2.54m (11'10" x 8'4")

Bedroom Four 2.24m x 3.59m (7'4" x 11'10")

Family Bathroom

Exterior

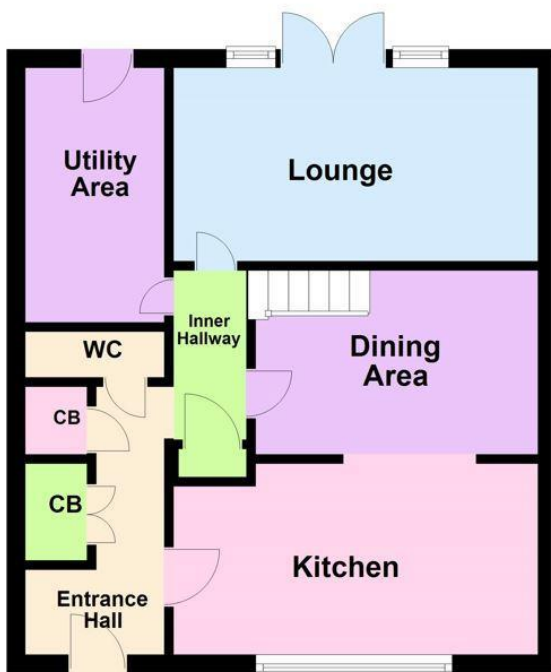
### Disclaimer

Bullivant Road - Disclaimer These details are intended to give a fair description only and their accuracy cannot be guaranteed nor are any floor plans (if included) exactly to scale. These details do not constitute part of any offer or contract and are not to be relied upon as statements of representation or fact. Intended purchasers are advised to recheck all measurements before committing to any expense and to verify the legal title of the property from their legal representative. Any contents shown in the images contained within these particulars will not be included in the sale unless otherwise stated or following individual negotiations with the vendor. Northwood have not tested any apparatus, equipment, fixtures or services so cannot confirm that they are in working order and the property is sold on this basis.

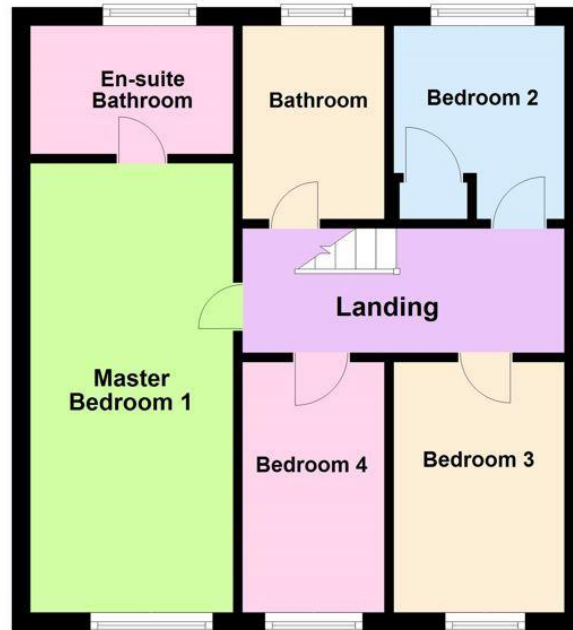


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## Ground Floor



## First Floor



For more information, call 01302 279196 or visit [www.northwood.co.uk](http://www.northwood.co.uk)



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