



Millcroft, Stainforth, Doncaster



**OIRO £100,000**

- Great for First Time Buyers or Investors
- Excellent Nearby Amenities
- Parking to rear
- Rear Yard & Lawned Front Garden
- Downstairs Bathroom
- Lovely Lounge
- Freehold
- EPC rating D
- Council Tax Band: A

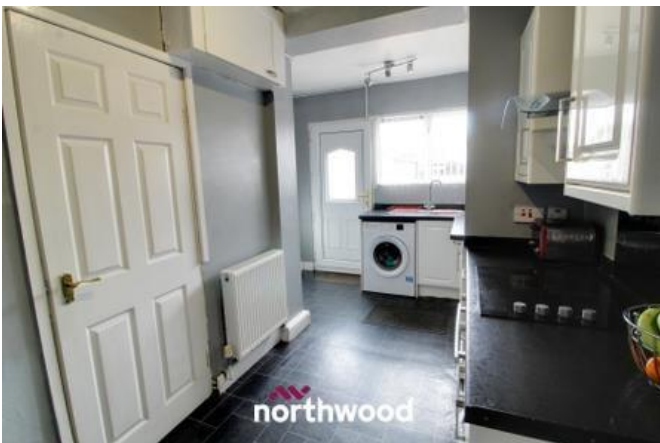


Could this be the latest addition to your portfolio? Situated in the convenient area of Stainforth where you will find a full range of useful amenities.....Move in ready!

This must have property benefits from having an entrance/hallway, lovely lounge, kitchen/diner, downstairs bathroom with shower over the bath, two double bedrooms master with built in wardrobes.

Lawned front garden and rear garden is paved for ease of maintenance, shed, off road parking and outbuildings with power and light.

Excellent transport link and approx 8% for investors.....



## Entrance/Hallway

Lounge 3.67m x 3.94m (12'0" x 12'11")

Kitchen 3.67m x 4.50m (12'0" x 14'10")

Downstairs Bathroom

Stair and Landing

Bedroom One 3.68m x 3.97m (12'1" x 13'0")

Bedroom Two 3.68m x 2.68m (12'1" x 8'10")

Exterior

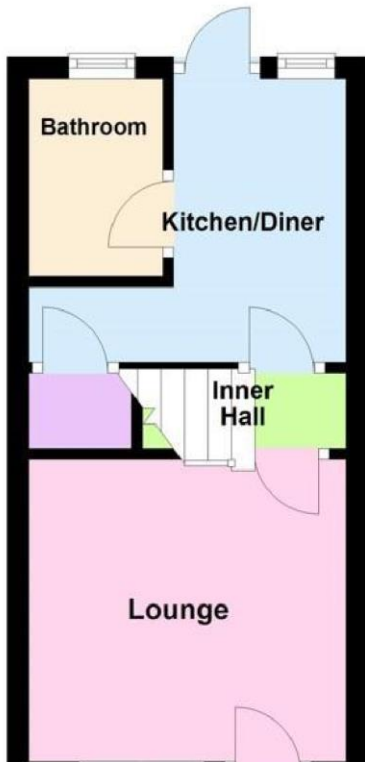
Mayfield Avenue Disclaimer - Disclaimer These details are intended to give a fair description only and their accuracy cannot be guaranteed nor are any floor plans (if included) exactly to scale. These details do not constitute part of any offer or contract and are not to be relied upon as statements 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.

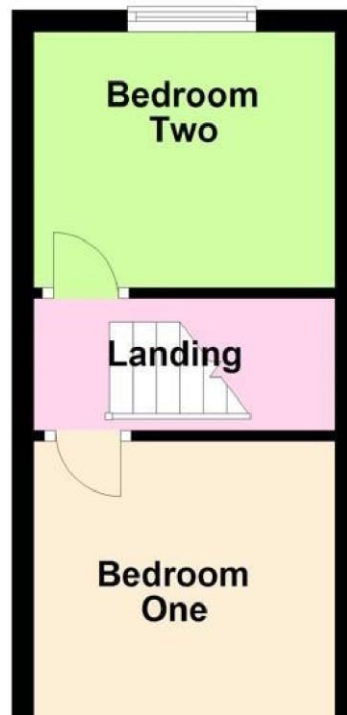




### Ground Floor



### First Floor





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