



Victoria Avenue, Hatfield, Doncaster



3



1



1

OIRO £215,000

- Striking front to back Kitchen/Diner
- Lounge with feature fire and surround
- Immaculate condition throughout
- Bar for entertaining family and friends
- Perfect for the growing family
- Decorative split level stair case with galleried landing
- Freehold
- Council Tax Band: B
- EPC Rating D



Where to start with this amazing listing, upon entering this property you are met with an impressive frontage, entrance hallway, front to back kitchen/diner with modern glossy handle-less cupboards and plenty of room for large table and chairs, lovely rear facing lounge with feature fire surround and air conditioning / heating unit, convenient downstairs WC and there is a bar for your enjoyment too, where staying in is the new going out, invite your mates round for a pint and a game of darts.

Up the stairs we go, this is on decorative split level with galleried landing giving access to three good sized bedrooms with master having an air conditioning / heating unit, there is a luxurious bathroom with walk in shower and jacuzzi style bath likened to Roman Bath experience being fully tiled with seating area. To the front of the property there is ample parking and the rear garden wrapping around to the side of the property being fully enclosed with patio, lights, artificial grass and garden shed.



Hatfield is solid choice for families due to the large number of activities on your doorstep and outstanding transport links. Plus there are great pubs and walks, whatever you are in Hatfield for it has it all.

LOUNGE 3.63m x 3.33m (11'11" x 10'11")

KITCHEN/ DINER 5.25m x 2.74m (17'2" x 9'0")

HALLWAY

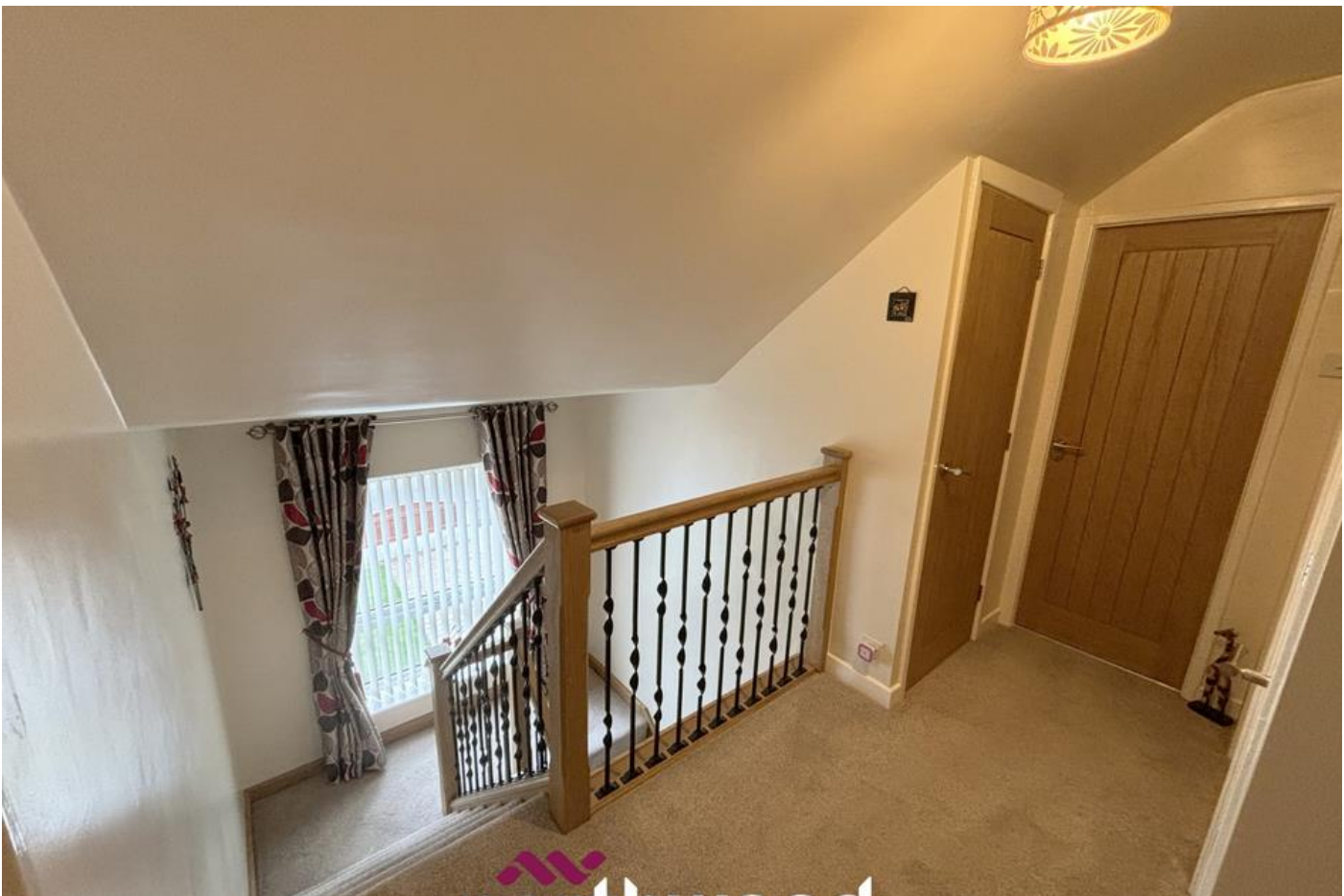
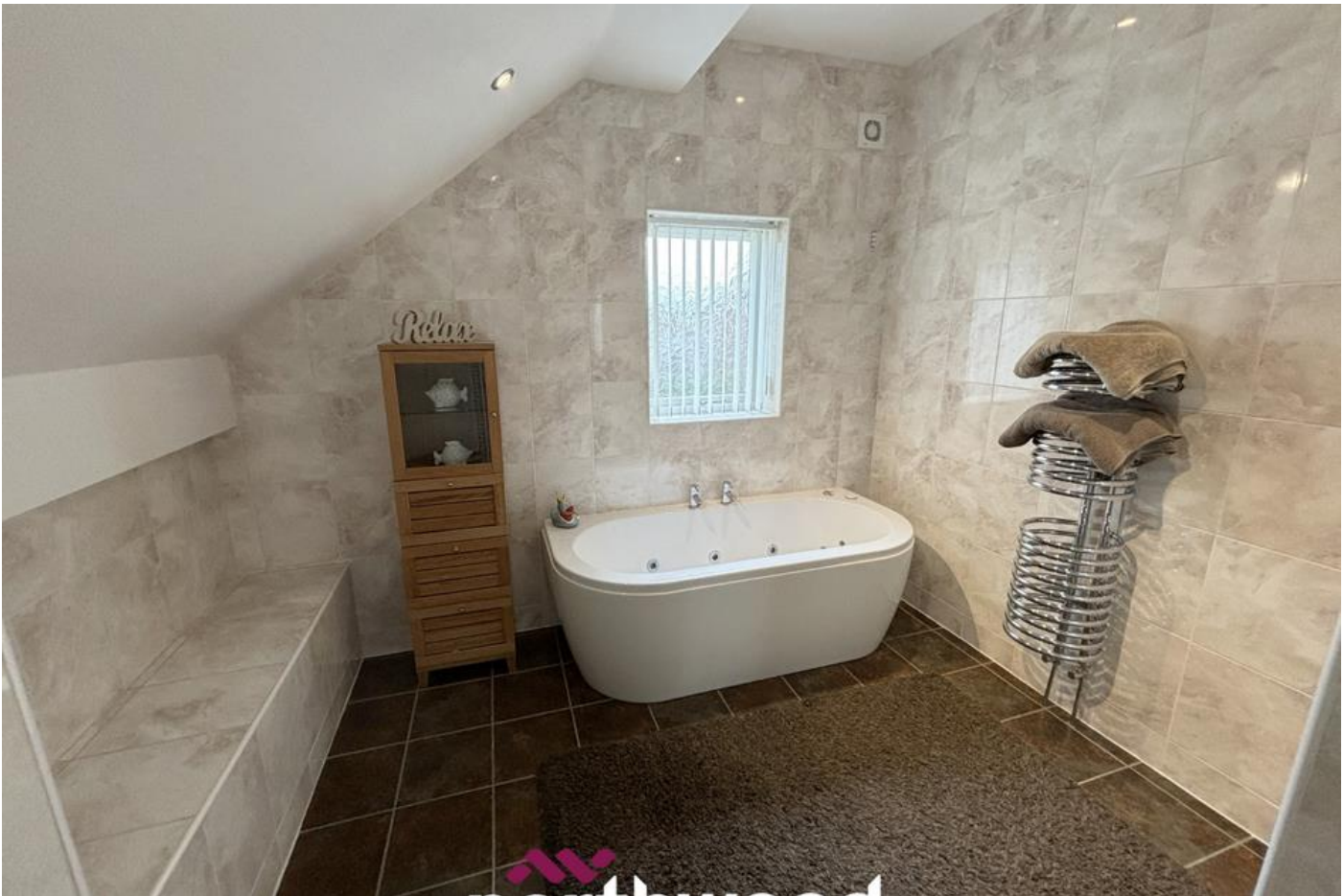
DOWNSTAIRS WC

BAR 3.31m x 2.36m (10'11" x 7'8")

BEDROOM ONE 3.62m x 2.8m (11'11" x 9'2")

BEDROOM TWO 3.67m x 3.18m (12'0" x 10'5")

BEDROOM THREE 2.29m x 2.38m (7'6" x 7'10")



LANDING

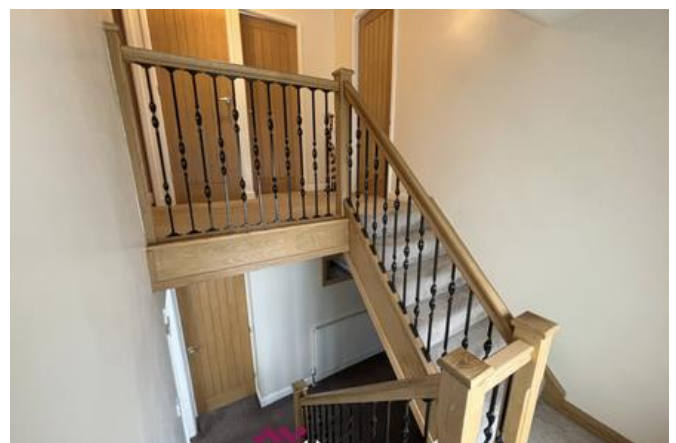
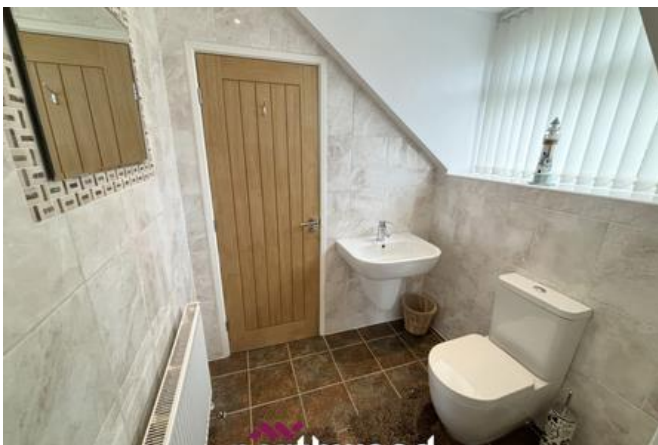
BATHROOM 4.39m x 3.12m (14'5" x 10'2")

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.

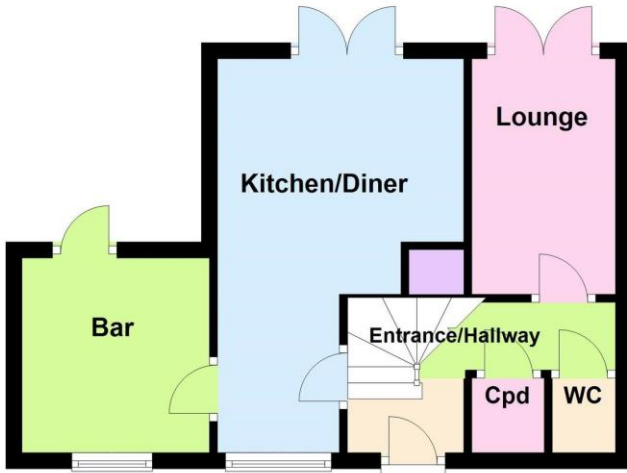
-

Should you wish to make an offer on this property we will complete mandatory Anti Money Laundering (AML) checks on behalf of HMRC. We outsource this process to our partners, Coadjute. Coadjute charge a fee for this service.

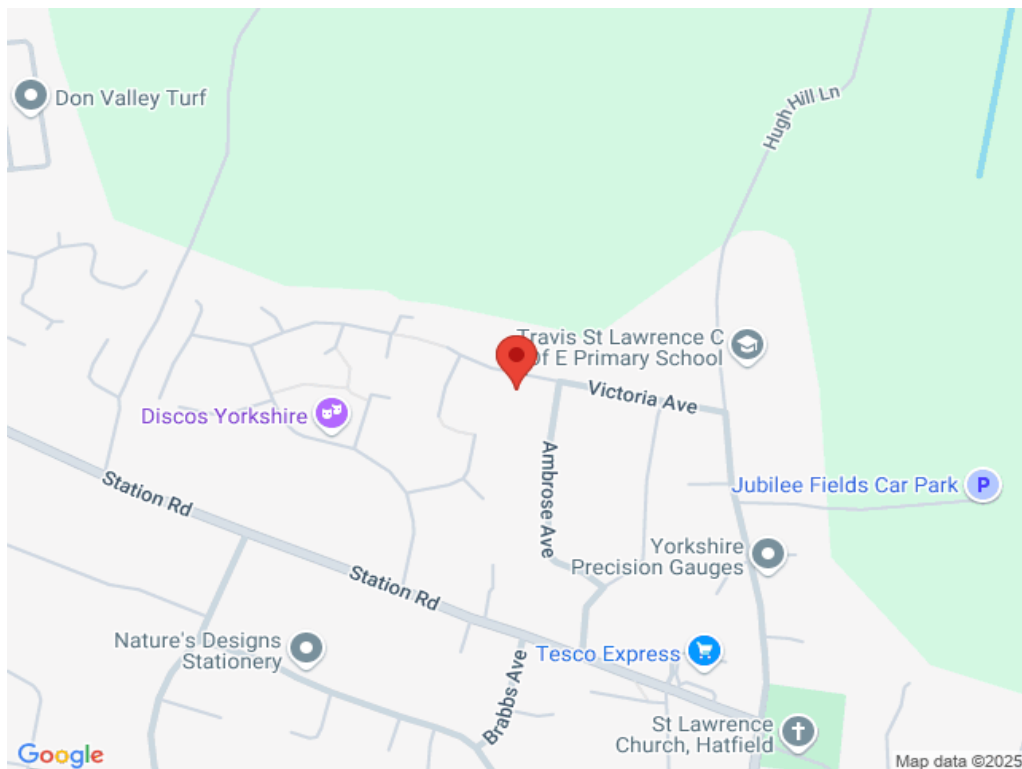




Ground Floor



First Floor



Northwood Hatfield

01302 279196

hatfield@northwooduk.com

