



Thomas Road, Stainforth, Doncaster



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OIRO £127,500

- GENEROUSLY SIZED THROUGHOUT
- PERFECT FOR THE GROWING FAMILY
- ATTRACTIVE THREE BED MID TERRACE PROPERTY
- Council Tax Band A
- LOW MAINTENANCE ENCLOSED GARDEN
- GREAT TRANSPORT LINKS AND SCHOOLS
- Freehold
- EPC rating D



Here we have an quality property in great internal condition, which is **GENEROUSLY PROPORTIONED** to accommodate a growing family..

In brief the accommodation comprises of:- entrance/hallway, lounge, classic kitchen with plenty of cupboard space, useful dining room, utility room with downstairs WC. Useful storage cupboard. Upstairs you will find **THREE DOUBLE BEDROOMS** and a bathroom with a walk in shower cubicle.

Off road parking and enclosed rear garden for your privacy, with patio and shed.

In close proximity to this marvellous dwelling, you will find parades of shops, supermarket, choice of schooling, canal side walks and furthermore the transport links are second to none. Stainforth is growing at a healthy rate, for investors this property will return you approx **7.5% Yield !**



HALL AND LANDING

LIVING ROOM 3.07m x 3.66m (10'1" x 12'0")

KITCHEN 3.64m x 3.45m (11'11" x 11'4")

WC/UTILITY 1.49m x 1.78m (4'11" x 5'10")

BEDROOM ONE 3.08m x 3.66m (10'1" x 12'0")

BEDROOM TWO 3.59m x 3.44m (11'10" x 11'4")

BEDROOM THREE 3.48m x 2.65m (11'5" x 8'8")

LARGE STORAGE ROOM 1.49m x 2.72m (4'11" x 8'11")

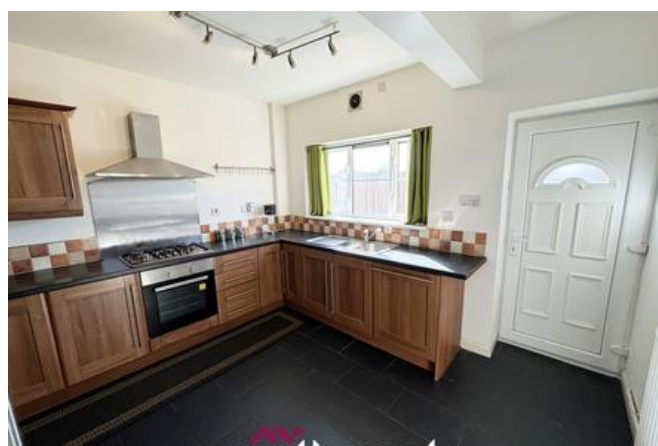
BATHROOM 1.45m x 2.72m (4'10" x 8'11")

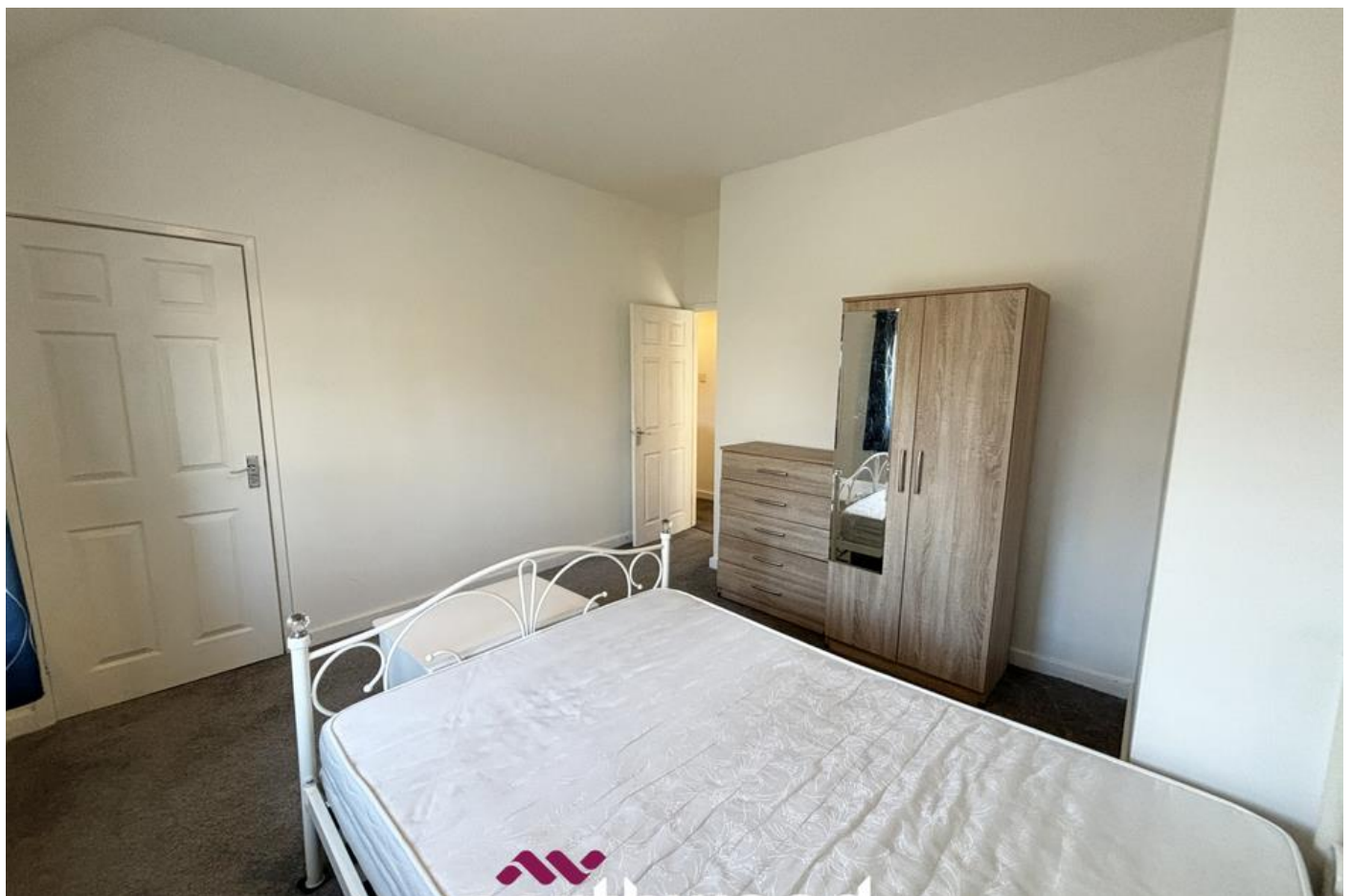


DISCLAIMER

33 Thomas 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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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.

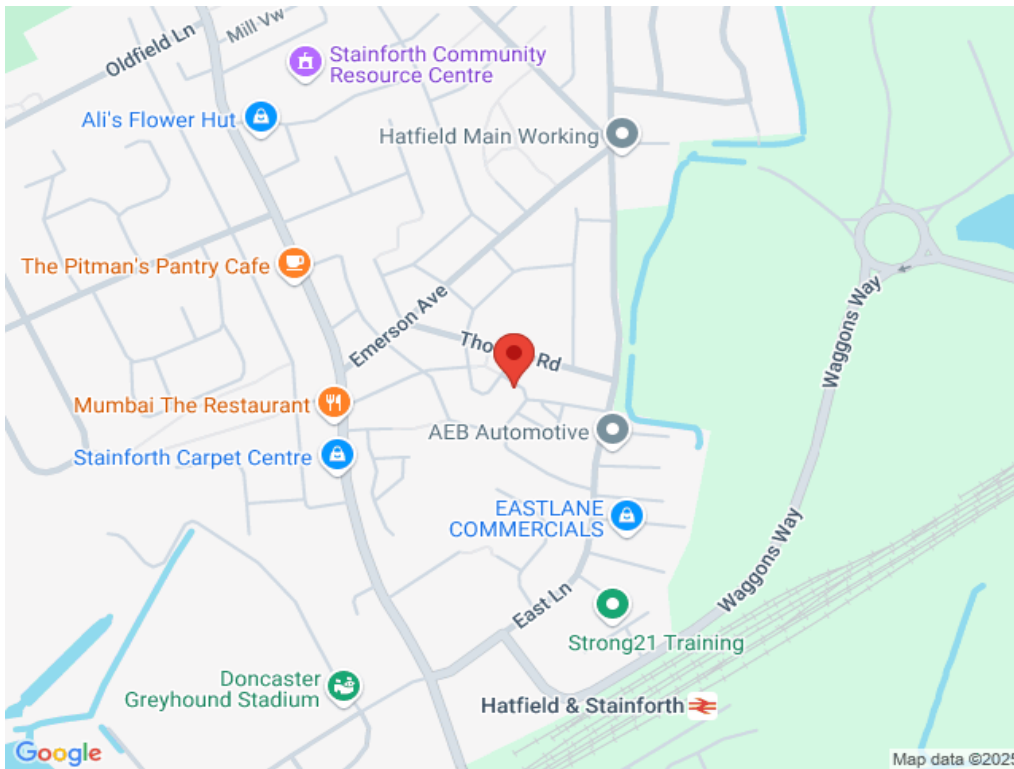




Ground Floor



First Floor



Northwood Hatfield

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