



Scrooby Road, Harworth Doncaster DN11 8JT

welcome to

Scrooby Road, Harworth Doncaster

Extremely well presented semi detached property located to the heart of the village of Bircotes within walking distance to a large amount of amenities including schools, supermarkets, healthcare & eateries. The A1 is within a 5 minute drive with excellent motorway links. Viewing Highly Recommended.



Entrance Hall

With a front facing entrance door and a central heating radiator.

Cloakroom

With a front facing upvc window, laminate style floor and a low flush wc, wash hand basin and a central heating radiator.

Lounge - Diner

24' 11" max x 14' 5" (7.59m max x 4.39m)

Good sized main reception room which is light and bright with a double aspect. Front facing double glazed window to the lounge side and French doors to the Dining side.

Stairs leading upto the first floor and a useful understairs storage cupboard, tv aerial and two central heating radiators.

Kitchen

10' 5" x 6' 2" (3.17m x 1.88m)

Fitted with a range of modern wall and base units with a gas hob with extractor fan above, electric oven and integral fridge freezer. Plumbing for both a washing machine and a dishwasher if required. Central heating boiler concealed in a unit and a rear facing double glazed window overlooking the garden.

Landing

Useful storage cupboard and a central heating radiator.

Bedroom One

11' x 9' 1" (3.35m x 2.77m)

Double Room with a front facing double glazed window, radiator and storage cupboards to one wall.

Bedroom Two

9' 5" x 7' 9" (2.87m x 2.36m)

With a rear facing double glazed window, tv aerial and loft access.

Bedroom Three

8' 4" x 6' 4" into recess (2.54m x 1.93m into recess)

Single Room with a rear facing double glazed window and a central heating radiator.

Bathroom

Having a modern three piece suite, comprising of a bath, low flush wc and a basin. Extractor fan, tiling to the walls and a central heating radiator, side facing double glazed window.

External

Open plan garden to the front elevation with shrubs, gated access at the side leading into the rear garden. At the rear there is an enclosed garden which has a very sunny aspect, lawned area and paved patio, Garden shed at the rear, external lighting and water and gated access into the rear courtyard with two parking spaces.

Parking Area is communal - there is a small maintenance charge per annum for the upkeep of this courtyard and for the garden at the front to be maintained - currently £135.00 p/a 2022



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welcome to

Scrooby Road, Harworth Doncaster

- IMMACULATE & READY TO MOVE IN
- Delightful Semi Detached Property
- Amenities within walking distance
- Open Plan Lounge Diner & Modern Kitchen
- Three Bedrooms, Modern Bathroom

Tenure: Freehold EPC Rating: C

£189,950



Please note the marker reflects the postcode not the actual property

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Property Ref:
BWY106532 - 0006

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