



Country View Church Lane, Austerfield Doncaster DN10 6QY



**william
h brown**

welcome to

Country View Church Lane, Austerfield Doncaster

Exceptionally well presented THREE DOUBLE bedroom detached bungalow with DOUBLE GARAGE and GENEROUS SIZE GARDEN in the popular semi- rural village of Austerfield. AMAZING VIEWS simply must be viewed to appreciate this stunning home!



Entrance Hall

Accessed via a front facing main entrance door and having tiled flooring, coving and spot lights to the ceiling, rear facing double glazed window and loft hatch.

Bedroom One

17' 2" Maximum x 11' 7" Maximum (5.23m Maximum x 3.53m Maximum)

Double bedroom having en-suite WC facilities including WC and wash hand basin. Fitted with built in wardrobes and having a front facing double glazed window, rear facing double glazed French doors, central heating radiator and coving to the ceiling.

Shower Room

Modern shower room fitted with shower cubicle, wash hand basin and WC. Having tiling to the floor and walls, sky light, spot lights to the ceiling and a heated towel rail.

Bedroom Two

11' 7" Maximum x 16' 10" Maximum (3.53m Maximum x 5.13m Maximum)

Double bedroom with en-suite bathroom facilities. Spacious room having two front facing double glazed windows, two central heating radiators, coving to the ceiling and three sets of built in wardrobes plus overhead cupboards offering ample storage space.

En-Suite Bathroom

Bathroom comprising a bath with shower overhead, wash hand basin and WC. Bathroom has a front facing double glazed window with obscure glass, heated towel rail and tiling to the floor and walls.

Bedroom Three

10' 9" x 8' 9" Plus Wardrobes (3.28m x 2.67m Plus Wardrobes)

Double bedroom with fitted mirrored wardrobes, central heating radiator and side facing double glazed window.

Lounge

19' 3" x 10' 9" (5.87m x 3.28m)

Light and bright reception room having a large floor to ceiling double glazed window with views over the attractive rear garden plus a side facing double glazed window, two central heating radiators, coving to the ceiling, TV aerial point and an inset gas fire with tiled hearth and surround.

Utility Room

9' 11" Maximum x 4' 8" (3.02m Maximum x 1.42m)

Having a base unit with worktop above incorporating a stainless steel sink, plumbing for a washing machine and space for a tumble dryer. The utility room has a built in cupboard, side facing stable style main entrance door, tiling to the floor and walls, spot lights to the ceiling and houses the combi boiler.

Kitchen

Stylish kitchen fitted with a range of modern white gloss wall and base units with complimentary work tops and breakfast bar. The kitchen is well equipped with a built in dishwasher and free standing fridge/freezer and range style cooker. Kitchen is open plan to the dining area and conservatory beyond making a great space for entertaining and has a side facing double glazed window, splashback tiling to the walls. tiling to the floor and spot lights to the ceiling.

Dining Area

13' x 9' 11" (3.96m x 3.02m)

Spacious area located between the kitchen and conservatory having double glazed French doors to the side of the bungalow, tiled flooring, coving and spot lights to the ceiling and modern central heating radiator.

Conservatory

15' 1" x 12' 10" (4.60m x 3.91m)

A beautiful addition to the bungalow having spectacular views over the generous garden and countryside beyond. Fitted with a wall mounted inverter type air conditioner, two sky lights, spot lights to the ceiling, tiled flooring and double glazed sliding doors to the decked area and garden.

Externally

The bungalow has a private tucked away position and is accessed via wrought iron double gates at the end of Church Lane. Set back slightly the property has plenty of off road parking to the front with the addition of a double garage and workshop/shed. Further parking can be found to the right hand side of the bungalow behind double timber gates giving access to the rear garden and a block paved area. To the left hand side there is pedestrian access gate to the side block paved patio area with outside lighting, tap and raised garden bed.

The generous landscaped rear garden has been well thought out and offers several seating areas to make the most of the sun throughout the day. The garden is enclosed with a high degree of privacy and offers a wide variety of mature plants, trees and shrubs plus a beautifully maintained lawn and summer house with power connected and lean to greenhouse.

Drive

Off road parking for several cars with double wrought iron gates.

Workshop/shed

Insulated and having power and light connected.

Double Garage

19' 4" x 18' 11" (5.89m x 5.77m)

Having two electric garage doors for vehicular access and power and light connected.



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welcome to

Country View Church Lane, Austerfield Doncaster

- Detached Bungalow
- Tucked Away Position
- Generous Size Garden
- Double Garage
- Ample Off Road Parking

Tenure: Freehold EPC Rating: C

offers in the region of

£475,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
BWY106541 - 0007

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