



**Mayflower Court, Austerfield Doncaster DN10 6RZ**



**welcome to**

**Mayflower Court, Austerfield Doncaster**

Well presented DETACHED home with FIVE BEDROOMS, making the PERFECT FAMILY HOME! Situated in a DESIRABLE CUL-DE-SAC LOCATION of Austerfield which is well positioned for easy access to the bustling market town of Bawtry, with various amenities and EXCELLENT MOTORWAY LINKS close by.



## Ground Floor Accommodation

### Entrance Hall

Accessed via a front facing main entrance door and having a central heating radiator and coving to the ceilings.

### Cloakroom

Having a vanity wash hand basin, wc and part tiled walls.

### Boot Room

Useful storage room for coats, shoe and bags with a central heating radiator.

### Lounge

A warm cosy lounge having an electric fire with back, hearth and surround. Coving to the ceilings, two central heating radiators and a front facing double glazed window.

### Family Room

A versatile light and bright room with velux style window and double glazed French doors. Fitted with two central heating radiators.

### Living Kitchen

A generous size living kitchen ideal for entertaining, fitted with an extensive range of modern cabinetry with complimentary worktops, matching upstand and inset sink. Well equipped with an integrated dishwasher and waste bin, plus having space for a range style cooker and American style fridge/freezer. A beautiful space with central island incorporating a breakfast bar and flooded with natural light from the bifold doors and three velux style windows. Recessed lights and four central heating radiators.

### Utility Room

Fitted with wall and base units with worktop over and having space for a tumble dryer and washing machine. This room also comprises of a side entrance door, recessed lights and a central heating radiator.

## First Floor Accommodation

### Landing

Having loft access, which is part boarded and an airing cupboard.

### Bedroom One

Double bedroom offering fitted wardrobes, a front facing double glazed window and a central heating radiator.

### En Suite

Tiled walls surround the en suite, having a shower cubicle, vanity wash hand basin and a wc. Also featuring a heated towel rail, a side facing double glazed window with obscure glass and recessed lights.

### Bedroom Two

Double bedroom having fitted wardrobes, a rear facing double glazed window and a central heating radiator.

### Bedroom Three

Double bedroom with a central heating radiator and a front facing double glazed window.

### Bedroom Four

Double bedroom benefitting from fitted wardrobes, a rear facing double glazed window and a central heating radiator.

### Bathroom

Perfect part tiled family bathroom featuring a bath, separate shower cubicle, wc and a vanity wash hand basin. Complimented with chrome fittings, a rear facing double glazed window with obscured view, a heated towel rail and recessed lights.

### Bedroom Five

Spacious double bedroom with a front facing double glazed window and a central heating radiator.

## External

A stunning well maintained garden to the rear, fully enclosed with a high degree of privacy. Comprising of a generous lawn with planted borders, paved seating area surrounded by decorative slate, and practical features including water supply, power sockets, and gated side access. Convenient parking to the front elevation.

## Garage

With two up and over garage doors and housing the gas boiler.

## Agents Note

We recommend any prospective purchaser ensures the garage is large enough for their individual needs if vehicle access is required.



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## **Mayflower Court, Austerfield Doncaster**

- Beautiful Detached Home
- Five Double Bedrooms
- Two Reception Rooms
- Cul De Sac Location
- Off Road Parking

Tenure: Freehold EPC Rating: C  
Council Tax Band: E

**£535,000**



Please note the marker reflects the  
postcode not the actual property

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