



**Pinefield Road, Barnby Dun Doncaster**

**welcome to**

**Pinefield Road, Barnby Dun Doncaster**

GUIDE PRICE £240,000-£250,000. This three bedroom detached family bungalow is bound to impress with spacious living accommodation throughout and a range of off road parking by a block paved drive and garage. There is an attractive lounge, a four piece suite bathroom and a spacious kitchen diner.



### **Entrance Hall**

With a side facing entrance door with canopy, maple solid wood flooring, a central heating radiator, a built-in cupboard which houses the boiler and coving to the ceiling. There is a door which gives access to the lounge.

### **Lounge**

14' 10" x 12' 2" max ( 4.52m x 3.71m max )

With a front facing double glazed bay window, a central heating radiator, coving to the ceiling, a gas feature fireplace and maple solid wood flooring.

### **Dining Kitchen**

16' 2" x 9' 6" ( 4.93m x 2.90m )

A spacious dining kitchen which is fitted with a range of oak wall and base units with contrasting roll edge work surfaces housing the sink and drainer with mixer tap. The kitchen has a four ring halogen hob with extractor hood above, a double electric oven, plumbing for a washing machine and an integrated dishwasher and fridge-freezer. There is wooden flooring, coving to the ceiling, a central heating radiator, area for a dining table and chairs, a kick heater and rear and side facing double glazed windows.

### **Bedroom One**

12' 6" x 12' 1" ( 3.81m x 3.68m )

A spacious double bedroom which has sliding patio doors to the rear, coving to the ceiling, a central heating radiator and fitted wardrobes providing hanging and storage space.

### **Bedroom Two**

13' 6" x 9' 2" ( 4.11m x 2.79m )

With a rear facing double glazed window, a central heating radiator and fitted wardrobes providing a range of hanging and storage space.

### **Bedroom Three**

10' 3" x 6' 6" ( 3.12m x 1.98m )

With front and side facing double glazed windows, coving to the ceiling, a central heating radiator and fitted wardrobes providing a range of hanging and

storage space.

### **Bathroom**

A spacious four piece suite comprising of a low flush WC, a wash hand basin and a walk-in wet room style shower and a corner bath. There is ceramic tiling to the bath and shower areas, waterproof flooring, part wooden flooring and spotlights to the ceiling. There is a built-in cupboard, a central heating radiator, an extractor fan, coving to the ceiling and a side facing obscure double glazed window. There is access to the loft which is partially boarded with power and lights.

### **Outside**

The property stands within an attractive plot which is designed for ease of maintenance. The property has a block paved drive to the front and side providing off road parking and in-turn leads to the detached garage which has power and lights. To the rear of the property there is a generous garden with central lawn area with raised flower bed and borders. There is external lighting, an outside tap, a garden shed which has power and lights and a further store. There is a patio area with ramp which provides access to the rear bedroom.



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## Pinefield Road, Barnby Dun Doncaster

- GUIDE PRICE £240,000-£250,000
- IMPRESSIVE THREE BEDROOM DETACHED FAMILY BUNGALOW
- SPACIOUS LIVING ACCOMMODATION THROUGHOUT
- WHEELCHAIR FRIENDLY PROPERTY
- EXTENSIVE KITCHEN DINER

Tenure: Freehold EPC Rating: D

guide price

**£240,000-£250,000**



Please note the marker reflects the postcode not the actual property

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william h brown



**01302 327121**



[doncaster@williamhbrown.co.uk](mailto:doncaster@williamhbrown.co.uk)



4-5 Kingsway House, Hall Gate, DONCASTER,  
South Yorkshire, DN1 3NX



**[williamhbrown.co.uk](https://www.williamhbrown.co.uk)**