



Rectory Close, Skelbrooke Doncaster

welcome to

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GUIDE PRICE £580,000-£630,000. This fabulous five bedroom detached family home benefits from a double width plot with picturesque views. The property has five reception rooms, a master bedroom with dressing room and balcony, a double garage with wine cellar and is available with no onward chain.



Entrance Hall

A spacious entrance hall with a front facing sealed unit door, a side facing double glazed window, spotlights to the ceiling, stairs which rise to the first floor, oak flooring and a central heating radiator.

Ground Floor W.C.

Fitted with a low flush WC, a wash hand basin, coving to the ceiling, a central heating radiator and a side facing obscure double glazed window.

Office

10' x 8' 11" (3.05m x 2.72m)

With a front facing double glazed window, coving to the ceiling, wooden flooring and access through to the study/library area.

Study

9' 9" x 5' 8" (2.97m x 1.73m)

Fitted with a range of office furniture with a front facing double glazed window and wooden flooring. Conveniently placed by the office.

Kitchen

14' 5" x 12' 10" (4.39m x 3.91m)

Fitted with a range of wall and base units with stunning coordinating granite work surfaces which incorporates a sink and drainer with mixer tap. The kitchen has a built-in rangemaster cooker with cooker hood above, spotlights to the ceiling, slate feature flooring, a central heating radiator and a useful storage cupboard. There is a focal granite breakfast kitchen island with under unit storage, a built-in dishwasher and microwave. There is a rear facing double glazed window and access through to the breakfast room.

Store Cupboard

9' 8" x 5' (2.95m x 1.52m)

Breakfast / Dining Room

19' 9" x 17' 1" max (6.02m x 5.21m max)

With continued spotlights to the ceiling, slate feature flooring, area for a dining table and chairs and a rear facing double glazed window. There is a TV media wall, a central heating radiator and access through to the utility room.

Utility Room

9' 9" x 9' 11" (2.97m x 3.02m)

Fitted with a range of wall and base units with coordinating work surfaces housing the sink and drainer. The utility room has under counter space and plumbing for a washing machine and tumble dryer. There is slate feature flooring, a central heating radiator, a rear facing double glazed window and a rear facing door to the rear garden. There is access to the double garage.

Office Two

10' 8" x 7' 8" (3.25m x 2.34m)

With a rear facing double glazed window, a central heating radiator and coving to the ceiling.

Lounge

22' 9" x 12' 8" (6.93m x 3.86m)

An attractive lounge with a front facing double glazed window and rear facing French doors which lead out to the rear garden. There is a cast iron decorative feature fireplace as the focal point of the room, decorative coving to the ceiling, two wall light points, wooden flooring and a central heating radiator.

Conservatory

17' 3" x 23' 2" (5.26m x 7.06m)

With a vaulted ceiling, rear and side facing double glazed windows providing an abundance of natural light and rear facing French doors. There is an air conditioning unit, a central heating radiator and tiled flooring with underfloor heating.

First Floor Galleried Landing

With a front facing double glazed window, a loft hatch and a central heating radiator.

Bedroom One

22' 6" x 18' (6.86m x 5.49m)

A superb master bedroom with a front facing double glazed window with elevated views and rear facing French doors which provide access to an open balcony with picturesque views ideal for seating with artificial grass. There is a central heating radiator, access to the dressing room and en-suite bathroom.

Dressing Room

13' 5" x 9' 8" (4.09m x 2.95m)

With a front facing double glazed window, a feature wall and a central heating radiator. There is access to the en-suite bathroom.

En-Suite Bathroom

Fitted with a low flush WC, a feature glass sink with mixer tap and an enclosed Jacuzzi style bath and shower with shower attachment. There is wall to floor tiling, a chrome heated towel rail, a central heating radiator, coving and spotlights to the ceiling, an extractor fan and a rear facing obscure double glazed window.

Bedroom Two

12' 9" x 12' 1" max (3.89m x 3.68m max)

With a rear facing double glazed window, a central heating radiator, a useful storage cupboard and access to the en-suite shower room.

En-Suite Shower Room

Fitted with a WC, a wash hand basin fitted into a vanity unit and an enclosed shower cubicle with jet style shower. There is wall to floor tiling, a chrome heated towel rail, shaver point, an extractor fan and a rear facing obscure double glazed window.

Bedroom Three

10' 4" x 12' 6" max (3.15m x 3.81m max)

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

Bedroom Four

11' x 9' 5" (3.35m x 2.87m)

With a rear facing double glazed window, a central heating radiator and coving to the ceiling.

Bedroom Five

12' 9" x 7' 1" (3.89m x 2.16m)

With a front facing double glazed window and a central heating radiator.

Shower Room

Fitted with a WC, a wash hand basin with mixer tap and an enclosed corner shower. There is wall to floor tiling, a central heating radiator, a chrome heated towel rail, coving to the ceiling, an extractor fan and a rear facing obscure double glazed window.

Outside

Situated on an impressive cul-de-sac location with elevated views. To the front of the property there is an open plan lawned garden with wrought iron gates, front and side footpaths to the rear garden. To the side of the property there is a double width plot with a mainly laid to lawn front and side garden which continues to the rear where there is a stone extensive patio area, lawned section, sleepers and steps up to a tiered area with summer house/gym. There are various patio areas ideal for outdoor dining and entertaining with open views of countryside fields.

Outdoor Gym / Summer House

18' 2" x 17' 11" (5.54m x 5.46m)

With front facing full length French doors and full length double glazed windows. There is a loft hatch, spotlights to the ceiling and is the ideal area for a gym or family living space.

Double Garage

19' 1" x 21' 4" (5.82m x 6.50m)

With electric access doors, side facing double glazed windows, power and lights. There is access through to the utility room and steps down to a spiral staircase wine cellar.



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- GUIDE PRICE £580,000-£630,000
- FIVE BEDROOM DETACHED FAMILY HOME
- DOUBLE WIDTH PLOT WITH DOUBLE GARAGE
- WINE CELLAR, UTILITY ROOM AND GROUND FLOOR WC
- LOUNGE, DINING ROOM AND OFFICE

Tenure: Freehold EPC Rating: D

guide price

£580,000-£630,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
DCR121381 - 0006

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