





welcome to

Hallview Road, Rossington Doncaster

GUIDE PRICE £290,000-£300,000. Situated on this exclusive cul-de-sac location is this spacious, extended four bedroom detached home which is ideal for a growing or extended family with a range of living accommodation, an extended master bedroom with en suite and tucked away on this spacious plot.













Entrance Porch

Accessed through a secure composite door with decorative glass insert. There is a door that provides access to the lounge and to the ground floor WC, spotlights to the ceiling and a central heating radiator.

Ground Floor W.C.

Fitted with a WC and a wash hand basin. There is tiled flooring, spotlights to the ceiling and a front facing obscure double glazed window.

Lounge

13' 4" x 13' 5" (4.06m x 4.09m)

With a duel aspect of front and side facing double glazed windows providing an abundance of natural light. The panelled and featured lounge provides a range of spacious living with spotlights to the ceiling, a central heating radiator and access through to the kitchen and dining room.

Kitchen Area

9' 6" x 10' 1" (2.90m x 3.07m)

A contemporary kitchen which is fitted with a range of stylish wall and base units with wood effect work surfaces which incorporates the stainless steel sink and drainer with mixer taps. Built-in to the design is a five ring gas hob with an extractor hood above, a double electric oven and grill with insert lighting, a built-in fridge and freezer and plumbing for a washing machine. There is under wall unit lighting with plynth lights and a rear facing double glazed window that looks out to the rear garden.

Dining Room

12' 11" x 11' 3" (3.94m x 3.43m)

With rear facing patio doors with views of the rear garden. There is a central heating radiator, space for a dining table and chairs and open space to the kitchen.

First Floor Landing

With spotlights to the ceiling and a loft hatch.

Bedroom One

17' 4" x 12' 11" max (5.28m x 3.94m max)

A double room with a front facing double glazed window. There are spotlights to the ceiling, a range of fitted wardrobes providing a range of hanging and storage space and access to the en suite shower room.

En Suite Shower Room

Fitted with a WC, a wash hand basin on a vanity unit and a bath with shower over. There is wall to floor tiling, a chrome heated towel rail and spotlights to the ceiling.

Bedroom Two

9' 4" x 11' 5" max (2.84m x 3.48m max)

A double room with a rear facing double glazed window. There is a built-in wardrobe providing a range of hanging and storage space, spotlights to the ceiling and a central heating radiator.

Bedroom Three

9' 3" x 8' 8" (2.82m x 2.64m)

A double room with a front facing double glazed window. There are spotlights to the ceiling, fitted wardrobes providing a range of hanging and storage space and a central heating radiator.

Bedroom Four

6' 4" x 10' 3" max (1.93m x 3.12m max)

With a rear facing double glazed window. There is a central heating radiator, spotlights and coving to the ceiling and fitted wardrobes providing a range of hanging and storage space.

Family Bathroom

Fitted with a WC, a wash hand basin on a vanity unit and a bath with shower over. There is wall to floor tiling, a chrome heated towel rail, spotlights to the ceiling and a side facing obscure double glazed window.

Outside

Tucked away on the head of a cul de sac there is a mainly laid to lawn front garden with a landscaped and feature drive which leads to the garage and a path which provides access to the entrance porch. To the rear of the property there is an enclosed landscaped rear garden, a raised decked patio area which is ideal for alfresco dining and entertaining and a range of slate and landscaped feature borders. The rear garden has an artificial lawned garden with stepping stones and a pond providing the perfect area for entertaining.

Garage

17' 10" x 8' 2" (5.44m x 2.49m)

Accessed via the front drive with light, power and a wall mounted boiler.





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- GUIDE PRICE £290,000-£300,000
- EXTENDED FOUR BEDROOM DETACHED FAMILY HOME
- TUCKED AWAY ON AN EXCLUSIVE CUL DE SAC LOCATION
- CHARACTERISED AND PERSONALISED SPACIOUS LIVING ROOM
- DINING ROOM WITH REAR FACING PATIO DOORS

Tenure: Freehold EPC Rating: D

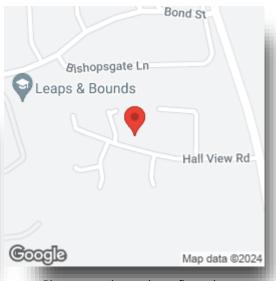
guide price

£290,000-£300,000









Please note the marker reflects the postcode not the actual property

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