

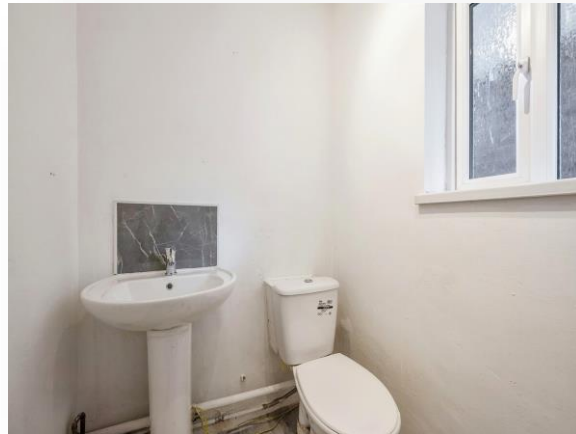


Hallam Close, Bessacarr Doncaster

welcome to

Hallam Close, Bessacarr Doncaster

GUIDE PRICE £150,000-£160,000. This refurbished well-presented three bedroom mid-terraced home is ideal for a first time buyer or growing family. Benefiting from a downstairs WC, a utility area and a modern kitchen and bathroom. Situated on a cul-de-sac location with a generous rear garden.



Entrance Hall

With a front facing exterior door, laminate flooring, stairs which rise to the first floor landing and a useful understairs storage cupboard.

Ground Floor W.C.

Fitted with a low flush WC, a wash hand basin and a front facing obscure double glazed window.

Kitchen

7' 5" x 11' 3" max (2.26m x 3.43m max)

Fitted with a range of high gloss wall and base units with coordinating work surfaces housing the stainless steel sink and drainer. The kitchen has a four ring gas hob with cooker hood above, an electric oven and grill and a built-in fridge and freezer. There is a central heating radiator, tiled flooring, a rear facing double glazed window, a rear facing door to the rear garden and access through to the dining room.

Dining Room

8' 8" x 11' 3" max (2.64m x 3.43m max)

With a rear facing double glazed window, laminate flooring, a central heating radiator and an open arch through to the lounge.

Lounge

12' 6" x 11' 4" (3.81m x 3.45m)

With a front facing double glazed window, coving to the ceiling, laminate flooring, picture rail and a central heating radiator.

Utility Area

6' 9" x 2' 6" (2.06m x 0.76m)

With plumbing for a washing machine and useful storage space.

First Floor Landing

With access to the loft and a storage cupboard housing the concealed wall mounted boiler.

Bedroom One

11' 7" x 10' 8" (3.53m x 3.25m)

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

Bedroom Two

11' 7" max x 10' 8" (3.53m max x 3.25m)

With a rear facing double glazed window, laminate flooring and a central heating radiator.

Bedroom Three

7' 5" x 9' 11" (2.26m x 3.02m)

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

Bathroom

Fitted with a three piece suite comprising of a low flush WC, a wash hand basin and a bath with mixer shower attachment over. There is tiling to the walls and floor, a chrome heated towel rail, a central heating radiator, a useful storage cupboard and a rear facing obscure double glazed window.

Outside

To the front of the property there is an outer storage area with a driveway providing off road parking and footpath to the front entrance whilst to the rear of the property there are a variety of mature shrubs and plants, decked, graveled and planted sections.

Additional Information

The vendor has made us aware that there is a ground rent of approximately £73 per annum for the upkeep of the development.



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- GUIDE PRICE £150,000-£160,000
- THREE BEDROOM MID-TERRACED HOME
- SPACIOUS FRONT GARDEN AND A GENEROUS REAR GARDEN
- UTILITY AREA AND DOWNSTAIRS WC
- MODERN AND WELL-PRESENTED KITCHEN AND BATHROOM

Tenure: Freehold EPC Rating: E

guide price

£150,000-£160,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
DCR121209 - 0004

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