



Scarth Avenue, Balby Doncaster

welcome to

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This two double bedroom mid-terraced home is perfect for a first time buyer or investor with a spacious kitchen diner, a decked and lawned rear garden, close links to the City Centre and is available with no onward chain.



Lounge

13' 3" x 9' 10" into bay (4.04m x 3.00m into bay)
With a front facing exterior door, a front facing double glazed bay window, laminate flooring, a central heating radiator and access to the inner lobby.

Inner Lobby

With stairs which rise to the first floor landing and access through to the kitchen diner.

Kitchen Diner

13' 3" x 10' 4" (4.04m x 3.15m)
Fitted with a range of wood effect wall and base units with coordinating work surfaces housing the stainless steel sink and drainer with mixer tap. The kitchen has an electric hob with stainless steel cooker hood above, an integrated eye level oven and grill, plumbing for a washing machine, space for a fridge and freezer and area for a dining table and chairs. There is a concealed wall mounted boiler, complimentary splashback tiling, tiled flooring, a central heating radiator, an understairs storage cupboard, a rear facing double glazed window and rear facing patio doors which provide access to the rear garden.

First Floor Landing

With spotlights to the ceiling.

Bedroom One

13' 3" x 9' 11" (4.04m x 3.02m)
With a front facing double glazed window, a central heating radiator and useful storage.

Bedroom Two

10' 5" x 8' 3" max (3.17m x 2.51m max)
With a rear facing double glazed window and a central heating radiator.

Bathroom

Fitted with a low flush WC, a wash hand basin and a P-shaped bath with mixer shower attachment over and screen. There is partial tiling to the walls, tiled flooring, a chrome heated towel rail and a rear facing obscure double glazed window.

Outside

To the rear of the property there is a decked area with a lawned garden, fencing to the perimeter and an outside tap.



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Scarth Avenue, Balby Doncaster

- TWO DOUBLE BEDROOM MID-TERRACED HOME
- IDEAL FOR A FIRST TIME BUYER OR INVESTOR
- PRIVATE DECKED AND LAWNED REAR GARDEN
- CLOSE TO DONCASTER CITY CENTRE AND MOTORWAY NETWORK
- SPACIOUS KITCHEN DINER

Tenure: Freehold EPC Rating: C

£85,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
DCR122350 - 0006

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



william h brown



01302 327121



doncaster@williamhbrown.co.uk



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



williamhbrown.co.uk