



Grange Lane, New Rossington DONCASTER

welcome to

Grange Lane, New Rossington DONCASTER

GUIDE PRICE £130,000-£140,000. Situated in this popular location of Rossington with excellent links to local amenities, schools and transport links is this fabulous three bedroom semi detached property which offers spacious well-presented accommodation throughout.



Entrance Hall

Accessed through a front facing sealed unit door.
There are stairs which rise to the first floor landing.

Lounge

16' 2" x 11' 6" to the recess (4.93m x 3.51m to the recess)
A spacious lounge with front and rear facing double glazed windows and a central heating radiator.

Dining Kitchen

16' 2" x 10' 4" max (4.93m x 3.15m max)
With front and side facing double glazed windows and a rear facing sealed unit door which gives access to the rear garden. Fitted with a range of wall and base units with coordinating work surfaces housing the stainless steel sink and drainer. The kitchen has a gas cooker point with extractor hood above, space for a fridgefreezer and plumbing for a washing machine. There is access through to the utility room.

Utility Room

5' 8" x 4' 11" (1.73m x 1.50m)
With a rear facing double glazed window and space for a freezer. The utility is fitted with wall and base units with coordinating work surfaces.

First Floor Landing

With a rear facing double glazed window, a central heating radiator and loft access.

Bedroom One

13' 2" to the recess x 10' (4.01m to the recess x 3.05m)
With a front facing double glazed window and a central heating radiator.

Bedroom Two

9' 8" x 8' 8" (2.95m x 2.64m)
A double room with a rear facing double glazed window and a central heating radiator.

Bedroom Three

14' 10" x 4' 7" max (4.52m x 1.40m max)
With two front facing double glazed windows and a central heating radiator.

Shower Room

Fitted with a WC, a wash hand basin and a double shower cubicle with shower. There is a central heating radiator, a cupboard housing the gas central heating boiler and a rear facing obscure double glazed window.

Outside

To the front of the property is an enclosed garden while to the rear of the property is a good size enclosed lawned garden. There is mature trees, patio areas and a gate for additional access.



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Grange Lane, New Rossington DONCASTER

- GUIDE PRICE £130,000-£140,000
- THREE BEDROOM SEMI DETACHED PROPERTY
- SPACIOUS LOUNGE
- DINING KITCHEN AND UTILITY ROOM
- SHOWER ROOM

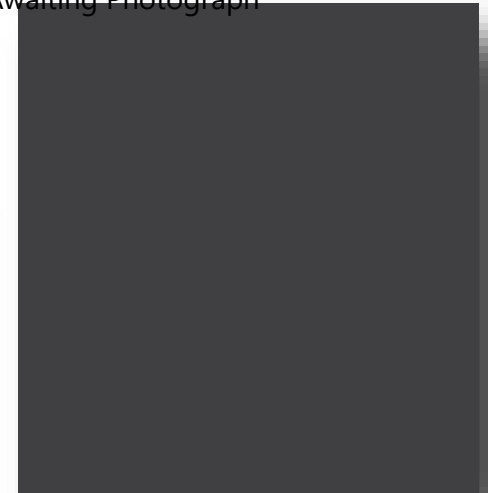
Tenure: Freehold EPC Rating: D

guide price

£130,000-£140,000



Awaiting Photograph



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Please note the marker reflects the
postcode not the actual property



Property Ref:
DCR122505 - 0003

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