



Stoops Lane, Bessacarr Doncaster

welcome to

Stoops Lane, Bessacarr Doncaster

*****CASH BUYERS ONLY***** This two bedroom first floor apartment is ideal for investors with potential to purchase with a tenant in situ. The property has an open plan kitchen diner, communal parking and close to range of amenities and transport links.



Communal Entrance

With a front facing entrance door and stairs which rise to the first floor apartment.

Lounge

19' x 10' 10" plus recess (5.79m x 3.30m plus recess)
With a front facing double glazed bay window, an electric feature fireplace, coving to the ceiling and an electric heater. There is access through to the kitchen and inner hall.

Kitchen

8' 10" x 6' (2.69m x 1.83m)
Fitted with a range of wall and base units with work surfaces housing the sink and drainer. The kitchen has a four ring gas hob with cooker hood above, an electric oven and grill, plumbing for a washing machine and space for a fridge and freezer. There is a side facing double glazed window.

Inner Hall

With access to the two bedrooms and bathroom.

Bedroom One

10' 4" x 9' max (3.15m x 2.74m max)
With a rear facing double glazed window, an electric heater and fitted wardrobes providing hanging and storage space.

Bedroom Two

10' 4" x 5' 7" max (3.15m x 1.70m max)
With a rear facing double glazed window, a central heating radiator and a storage cupboard housing the cylinder.

Shower Room

Fitted with a low flush WC, a wash hand basin and a shower cubicle with shower. There is partial tiling to the walls.

Outside

To the rear of the property there is a communal

residents parking area.

Additional Information

The vendor has made us aware that there is an opportunity to purchase with a tenant in situ. The current lease length is 57 years of the original 99 years. Annual ground rent £160 per annum.



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Stoops Lane, Bessacarr Doncaster

- CASH BUYERS ONLY
- TWO BEDROOM FIRST FLOOR APARTMENT
- COMMUNAL RESIDENTS PARKING
- SITUATED IN THE HEART OF BESSACARR
- EASY ACCESS TO THE CITY CENTRE AND MOTORWAY NETWORK LINK

Tenure: Leasehold EPC Rating: E

This is a Leasehold property with details as follows; Term of Lease 99 years from 01 Jan 1982. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£65,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
DCR123647 - 0005

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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.



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