



**Everingham Road, Cantley Doncaster**

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h brown

**welcome to**

## **Everingham Road, Cantley Doncaster**

Guide Price £150,000 - £160,000. This three-bedroom mid-terraced home has views to the front towards Cantley Park. Benefiting from no onward chain, a generous rear garden with a rear double workshop/garage and South facing rear garden.



## **Entrance Hall**

Double-glazed window to the front, a front entrance door with stairs that rise to the first floor.

## **Lounge**

19' 6" x 12' 6" max ( 5.94m x 3.81m max )

Front-facing double-glazed window with views towards Cantley Park. A spacious and light-filled room with a feature gas fireplace, coving to the ceiling, a central heating radiator and rear facing patio doors that lead to the rear garden.

## **Kitchen**

20' 1" x 9' 10" ( 6.12m x 3.00m )

A rear-facing double-glazed window overlooking the rear garden. The Kitchen is fitted with wall and base units with a stainless steel sink and drainer, space for a gas cooker and space for fridge/freezer, washing machine and dryer. There is a wall mounted boiler, a central heating radiator and a useful pantry and doors that lead to the generous rear garden and an additional front entrance porch.

## **Additional Entrance Porch**

Additional access from the front entrance hallway the porch has an additional front facing door and front facing double glazed window that leads to the front garden and into the kitchen.

## **Bedroom One**

12' 9" max x 11' 2" ( 3.89m max x 3.40m )

Double-glazed window to the front with views over Cantley Park. A spacious primary bedroom, offering plenty of room with built-in storage cupboard, fitted storage and central heating radiator.

## **Bedroom Two**

12' 8" max x 8' 2" ( 3.86m max x 2.49m )

Double-glazed window to the rear with fitted wardrobe and central heating radiator.

## **Bedroom Three**

11' 2" max x 6' 9" ( 3.40m max x 2.06m )

Double-glazed window to the front with views towards Cantley Park. A versatile room, ideal for a

bedroom or home office with central heating radiator.

## **Bathroom**

Obscure double-glazed window to the rear with pedestal wash basin, WC and a panelled bath. There is a central heating radiator, tiling to the walls and downlights to the ceiling.

## **Separate Shower Room**

Conveniently located next to the main bathroom fitted with a separate shower cubicle with shower. There is tiling to the walls and downlights.

## **Outside**

A lawned front garden with a front outlook towards Cantley park with a path leading to the front door and additional front entrance porch. A generous South facing mainly laid to lawn rear garden with established shrubs that benefits from a private rear outlook. A double garage/workshop is located at the rear of the property ideal for additional storage with rear access via a gate to the rear service lane.



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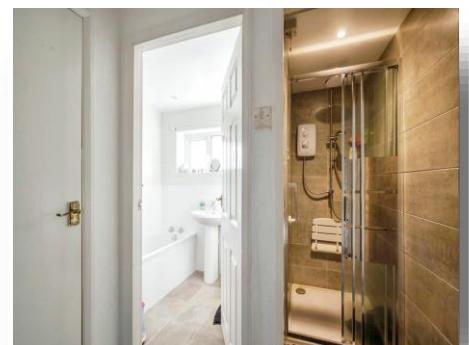
- THREE SPACIOUS BEDROOMS
- VIEWS OVER CANTLEY PARK TO THE FRONT
- SCOPE TO IMPROVE AND PUT YOUR OWN STAMP ON
- NO ONWARD CHAIN
- GENEROUS SOUTH FACING REAR GARDEN

Tenure: Freehold EPC Rating: D

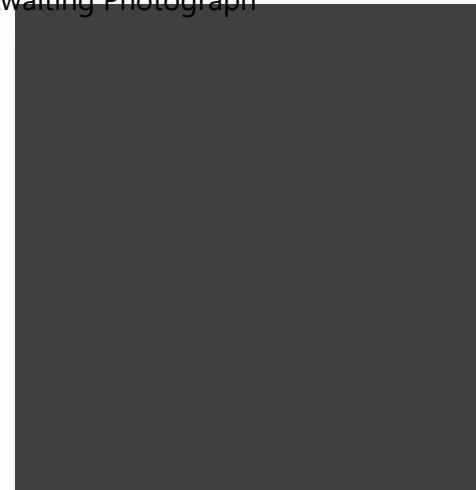
Council Tax Band: A

guide price

**£150,000**



Awaiting Photograph



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Please note the marker reflects the postcode not the actual property



Property Ref:  
DCR123235 - 0003

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