



Dentons Green Lane, Kirk Sandall Doncaster

welcome to

Dentons Green Lane, Kirk Sandall Doncaster

GUIDE PRICE £190,000-£200,000. Situated in this sought after location of Kirk Sandall with close links to local amenities and transport links is this spacious extended three bedroom detached family home. Benefiting from a lounge and dining room, a modern kitchen and off road parking.



Lounge

17' 7" x 13' (5.36m x 3.96m)

With a front facing sealed unit door and a front facing double glazed window. There is laminate flooring, a central heating radiator and stairs which rise to the first floor landing. There is a stone feature fireplace as the focal point of the room and open plan access through to the dining room.

Dining Room

17' 6" x 8' 6" (5.33m x 2.59m)

With a side facing double glazed window, laminate flooring, a central heating radiator and area for a dining table and chairs.

Kitchen

14' 5" max x 11' (4.39m max x 3.35m)

Fitted with a range of modern wall and base units with coordinating work surfaces housing the sink and drainer with mixer tap. The kitchen has a five ring gas hob with cooker hood above, an integrated eye level electric oven and grill, space for an American style fridge-freezer and an integrated dishwasher and washing machine. There is coving to the ceiling, a rear facing double glazed window, a door which gives access to the lobby and rear facing French doors which give access to the rear garden.

Lobby

With a side facing sealed unit door and access through to the ground floor W.C.

Ground Floor W.C

Fitted with a WC and a wash hand basin. There is tiling to the walls and floor, a central heating radiator and a side facing obscure double glazed window.

First Floor Landing

With a side facing double glazed window and loft access.

Bedroom One

12' 1" including wardrobes x 10' 10" (3.68m including wardrobes x 3.30m)

With a front facing double glazed window, a central heating radiator and fitted wardrobes.

Bedroom Two

10' 10" x 12' 10" including wardrobes (3.30m x 3.91m including wardrobes)

With a rear facing double glazed window, a central heating radiator and fitted wardrobes.

Bedroom Three

8' 10" including bulk head x 6' 5" (2.69m including bulk head x 1.96m)

These measurements include the bulk head for the stairs. With a front facing double glazed window and a fitted desk/dressing table.

Wet Room

With a rear facing double glazed window. Fitted with a WC, a was hand basin and wet area with shower.

Outside

To the front of the property is an enclosed garden with plants and shrubs to the borders. There is a driveway providing ample off road parking. To the rear of the property is an enclosed garden with patio area.



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Dentons Green Lane, Kirk Sandall Doncaster

- GUIDE PRICE £190,000-£200,000
- THREE BEDROOM DETACHED HOME
- IDEAL FOR A GROWING FAMILY
- MODERN KITCHEN
- GROUND FLOOR WC

Tenure: Freehold EPC Rating: B
Council Tax Band: C

guide price

£190,000-£200,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
DCR124440 - 0002

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