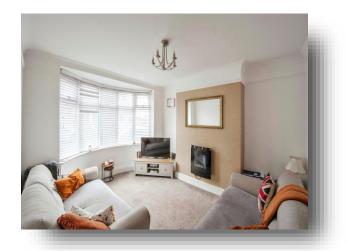


Scarll Road, Hexthorpe Doncaster

welcome to

Scarll Road, Hexthorpe Doncaster

Ideal for first time buyers or young families is this modern well-presented three bedroom mid-terraced home situated in Hexthorpe with close links to local amenities, schools and transport links. The property offers spacious living accommodation throughout and a ground floor WC.













Entrance Hall

With a front facing composite door and a central heating radiator.

Lounge

13' 8" max x 10' 4" (4.17m max x 3.15m)

With a front facing double glazed bowed window, a central heating radiator and coving to the ceiling. There is a feature electric fireplace as the focal point of the room.

Dining Room

13' 4" x 12' 5" (4.06m x 3.78m)

With rear facing double glazed French doors which give access to the rear garden. There is laminate flooring, coving to the ceiling, a central heating radiator and area for a dining table and chairs. There is access to the ground floor WC.

Ground Floor W.C

Fitted with a WC and a wash hand basin. There is laminate flooring and an extractor fan.

Kitchen

12' 8" x 6' 11" (3.86m x 2.11m)

Fitted with a modern range of wall and base units with coordinating work surfaces housing the stainless steel sink and drainer with mixer tap. The kitchen has a four burner gas hob with extractor hood above, plumbing for a washing machine and space for a fridge-freezer. There is splashback tiling, a central heating radiator, tiling to the floor and a side facing double glazed window.

First Floor Landing

With coving to the ceiling and loft access.

Bedroom One

12' 5" x 10' 1" (3.78m x 3.07m)

With a rear facing double glazed window, a central heating radiator, coving to the ceiling and built-in wardrobes ideal for hanging and storage space.

Bedroom Two

11' 7" x 9' 3" (3.53m x 2.82m)

With a front facing double glazed window, laminate flooring, coving to the ceiling and a central heating radiator.

Bedroom Three

8' 4" x 6' 10" (2.54m x 2.08m)

With a front facing double glazed window, a central heating radiator and coving to the ceiling.

Bathroom

Fitted with a WC, a wash hand basin and a P-shaped bath with shower over. There is tiling to the walls and floor, a heated towel rail and a rear facing obscure double glazed window.

Outside

To the rear of the property there is a generous enclosed paved garden with a gate to the rear which gives access to the service lane.





welcome to

Scarll Road, Hexthorpe Doncaster

- POPULAR LOCATION
- THREE BEDROOM MID-TERRACED HOME
- WELL-PRESENTED AND SPACIOUS THROUGHOUT
- GOOD SIZED LOUNGE AND DINING ROOM
- MODERN KITCHEN

Tenure: Freehold EPC Rating: D

Council Tax Band: A

£110,000







Google Map data @2025

Please note the marker reflects the postcode not the actual property

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would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these



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