



**The Gardens, Bessacarr Doncaster**



**welcome to**

**The Gardens, Bessacarr Doncaster**

GUIDE PRICE £410,000-£425,000. Situated in this prestigious location is this spacious well-presented three bedroom detached bungalow. The property has front and rear gardens, ample off road parking and a double garage.



### Entrance Hall

With a front facing sealed unit door with double glazed side panels, a useful storage cupboard, two central heating radiators, coving to the ceiling and access to the loft.

### Lounge

13' 10" x 17' 9" ( 4.22m x 5.41m )

With a rear facing double glazed French doors with double glazed side panels leading out to the rear garden. There is a central heating radiator, coving to the ceiling, wall lights and a feature fireplace with marble style back and a hearth housing the gas living flame fire.

### Dining Room

13' 1" x 10' 8" ( 3.99m x 3.25m )

With rear facing double glazed French doors leading out to the rear garden, a central heating radiator and coving to the ceiling.

### Kitchen

11' 1" x 10' 8" ( 3.38m x 3.25m )

With a side facing double glazed window. Fitted with a modern range of wall and base units with coordinating work surfaces housing the 1 1/2 bowl stainless steel sink and drainer with mixer tap. The kitchen has an electric hob with splashback and extractor above, an integrated eye level electric double oven and grill and an integrated dishwasher. There is tiled flooring, a central heating radiator, downlights to the ceiling and access to the utility room and cloakroom.

### Utility Room

7' 11" x 6' 8" ( 2.41m x 2.03m )

Fitted with wall and base units with work surfaces housing the 1 1/2 bowl stainless steel sink and drainer with mixer tap. There is plumbing for a washing machine, space for a dryer and fridge-freezer, complimentary tiling, tiled flooring, a wall mounted boiler, a side facing double glazed window and a side facing sealed unit door. There is access to the W.C.

### W.C.

With a side facing obscure double glazed window. Fitted with a low flush WC, hanging and storage space.

### Bedroom One

11' 10" including wardrobes x 12' 1" ( 3.61m including wardrobes x 3.68m )

With a front facing double glazed window, a central heating radiator, coving to the ceiling and mirror fronted wardrobes providing hanging and storage space. There is access to the en-suite shower room.

### En-Suite Shower Room

With a side facing obscure double glazed window. Fitted with a low flush WC, a floating wall mounted wash hand basin with mixer tap and a corner shower cubicle with shower. There is tiling to the walls and floor, a chrome heated towel rail, downlights to the ceiling and an extractor fan.

### Bedroom Two

13' 2" to recess x 8' 10" including wardrobes ( 4.01m to recess x 2.69m including wardrobes )

With a rear facing double glazed window, a central heating radiator, coving to the ceiling and fitted wardrobes which extend over the bed.

### Bedroom Three

13' 2" x 8' 7" ( 4.01m x 2.62m )

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

### Shower Room

With a side facing obscure double glazed window. Fitted with a low flush WC, a floating wall mounted wash hand basin with mixer tap and a double shower cubicle with shower. There is tiling to the walls and floor, a chrome heated towel rail, downlights to the ceiling and an extractor fan.

### Outside

To the front of the property there is an open plan lawned garden with an ample double width block paved driveway providing off road parking for numerous cars and leads to the double garage. To the rear of the property there is an enclosed mainly laid to lawn garden with block paved patio, a variety of mature shrubs and plants and a garden shed.

### Double Garage

With two electric doors, light, power, a side facing window and a courtesy door to the garden.



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## The Gardens, Bessacarr Doncaster

- GUIDE PRICE £410,000-£425,000
- SPACIOUS ACCOMMODATION THROUGHOUT
- LOUNGE AND SEPARATE FORMAL DINING ROOM BOTH WITH FRENCH DOORS TO REAR GARDEN
- MODERN AND CONTEMPORARY KITCHEN WITH INTEGRATED APPLIANCES
- MASTER BEDROOM WITH EN-SUITE SHOWER ROOM

Tenure: Freehold EPC Rating: D

Council Tax Band: E

guide price

**£410,000-£425,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
DCR125073 - 0002

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