



Broomhouse Lane, Balby Doncaster

welcome to

Broomhouse Lane, Balby Doncaster

Situated in this popular location close to a host of local amenities and excellent transport links is this spacious two double bedroom mid-terraced home. The property has front and rear gardens and benefits from no onward chain!



Entrance Porch

With a front facing sealed unit door, front and side facing double glazed windows and access through to the entrance hall.

Entrance Hall

With a front facing door and a useful storage cupboard.

Lounge

17' 1" x 11' 8" (5.21m x 3.56m)

With front and rear facing double glazed windows, two central heating radiators, coving to the ceiling and a feature brick fireplace with mantle.

Kitchen

17' 1" x 11' 8" (5.21m x 3.56m)

With front and rear facing double glazed windows and a rear facing sealed unit door leading out to the rear garden. Fitted with wall and base units with coordinating work surfaces housing the 1 1/2 bowl sink and drainer with mixer tap. The kitchen has space for a freestanding cooker and space and plumbing for a washing machine. There is a central heating radiator, tiled flooring and an understairs storage cupboard.

First Floor Landing

Bedroom One

17' 2" x 11' (5.23m x 3.35m)

With a front facing double glazed window, a central heating radiator and built-in storage.

Bedroom Two

11' 9" x 11' 5" (3.58m x 3.48m)

With a front facing double glazed window, downlights to the ceiling, a central heating radiator, TV insert, access to the loft and built-in storage.

Separate W.C.

Fitted with a low flush WC, a rear facing obscure double glazed window and tiling to the walls.

Shower Room

Fitted with a wash hand basin with mixer tap and a shower cubicle with shower. There is tiling to the walls and a rear facing obscure double glazed window.

Outside

To the front of the property there is an enclosed low maintenance pebbled garden with paved footpath to the front entrance porch. To the rear of the property there is an enclosed low maintenance paved and slate rear garden with rear access gate.



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Broomhouse Lane, Balby Doncaster

- TWO DOUBLE BEDROOMS
- DUAL ASPECT LOUNGE
- SPACIOUS KITCHEN
- SEPARATE WC
- SHOWER ROOM

Tenure: Freehold EPC Rating: D
Council Tax Band: A

£110,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
DCR124996 - 0002

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