

Princes Crescent, Edlington Doncaster

william h brown

welcome to

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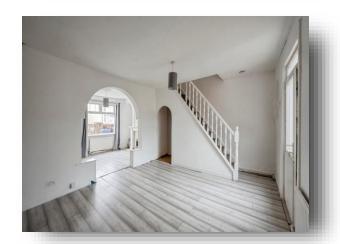
GUIDE PRICE £70,000-£75,000. This three bedroom mid-terrace home is ideal for a first time buyer, investor or a growing family. Benefiting from two reception rooms and has close links to a range of local amenities, shops and schools.

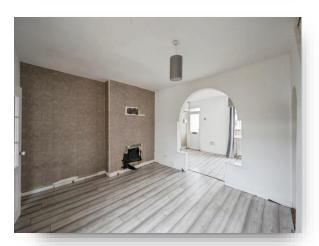












Lounge Dining Room

16' 3" to recess x 12' 1" (4.95m to recess x 3.68m)

Lounge

With a front facing sealed unit door, a front facing double glazed window, a central heating radiator and laminate flooring. The lounge is open to the dining area.

Dining Room

With a rear facing double glazed window, stairs rising to the first floor landing and a central heating radiator.

Kitchen

11' 4" x 6' 7" (3.45m x 2.01m)

With a side facing double glazed window. Fitted with wall and base units with coordinating work surfaces housing the stainless steel sink and drainer. The kitchen has an electric cooker point, plumbing for a washing machine, a wall mounted gas central heating boiler, space for a fridge and freezer and a tiled floor.

First Floor Landing

With access to the loft.

Bedroom One

13' 11" x 11' 4" to recess (4.24m x 3.45m to recess) With a front facing double glazed window and a central heating radiator.

Bedroom Two

11' 1" x 8' 4" (3.38m x 2.54m)

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

Bedroom Three

9' 8" x 7' 7" to recess ($2.95m\ x\ 2.31m$ to recess) With a front facing double glazed window and a central heating radiator.

Bathroom

With a rear facing obscure double glazed window. Fitted with a low flush WC, a wash hand basin, a central heating radiator and a panelled bath.

Outside

To the front of the property is a front forecourt, whilst to the rear of the property is an enclosed garden.





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- GUIDE PRICE £70,000-£75,000
- THREE BEDROOM MID-TERRACED
- SPACIOUS ROOM SIZES
- WELL-PRESENTED THROUGHOUT
- TWO RECEPTION ROOMS

Tenure: Freehold EPC Rating: D

Council Tax Band: B

guide price

£70,000-£75,000







Prince's Cres

Duke's Cres

Prince's Cres

And Scres

Playground

Main Ave

Map data ©2025

Please note the marker reflects the postcode not the actual property

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Property Ref: DCR125255 - 0002 1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we 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 offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) 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 will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.



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