



**Town End Drive, Belle Vue Doncaster**



**welcome to**

**Town End Drive, Belle Vue Doncaster**

GUIDE PRICE £210,000- £220,000 This immaculately presented three bedroom semi-detached family home is tucked away on a corner plot and benefits from a range of spacious living accommodation with an attractive dining kitchen, an en-suite and a generous rear garden.



### Entrance Hall

With a front facing sealed unit door, stairs which rise to the first floor landing, access to the ground floor WC and lounge.

### Ground Floor W.C.

Fitted with a WC and a corner wash hand basin with mixer tap. There is a mirrored feature wall, quartz tiled flooring, a central heating radiator and an extractor fan.

### Lounge

16' 2" x 11' 10" max ( 4.93m x 3.61m max )

An attractive lounge with front and side facing double glazed windows. There is a central heating radiator and access through to the dining kitchen.

### Dining Kitchen

15' x 10' 5" max ( 4.57m x 3.17m max )

A fantastic modern kitchen which is fitted with a range of high gloss wall and base units with coordinating work surfaces housing the stainless steel sink and drainer. The kitchen has a four ring gas hob with extractor hood above, electric oven and grill, integrated washer dryer, dishwasher, fridge and freezer. There is a cupboard housing the wall mounted boiler, a useful understairs storage cupboard, a central heating radiator, a feature wall, quartz attractive tiled flooring and area for a dining table and chairs. With a rear facing double glazed window and rear facing French doors which lead out to the rear garden.

### First Floor Landing

With access to the loft, a central heating radiator and a useful storage cupboard.

### Bedroom One

11' 9" plus recess x 8' 6" ( 3.58m plus recess x 2.59m )

A double room with a front facing double glazed window and a central heating radiator. There is access to the en-suite shower room.

### En-Suite Shower Room

Fitted with a WC, a wash hand basin with mixer tap and an enclosed tiled shower cubicle with shower. There is a mirrored feature wall, a central heating radiator and a side facing obscure double glazed window.

### Bedroom Two

10' 2" x 8' 6" ( 3.10m x 2.59m )

A double room with a rear facing double glazed window and a central heating radiator.

### Bedroom Three

6' 3" x 8' 9" ( 1.91m x 2.67m )

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

### Bathroom

Fitted with a WC, a wash hand basin with mixer tap and a panelled bath with mixer tap. There is quartz attractive tiled flooring, partial tiling to the walls, a mirrored feature wall and a rear facing obscure double glazed window.

### Outside

The property occupies a corner plot. To the front there is a double driveway providing ample off road parking with a gravel side. There is a footpath to the front which provides access to the side and side gate which in turn leads to the rear garden. The rear garden is mainly laid to lawn with patio, shrubs to the borders and a garden shed.

### Additional Information

There is a yearly service charge for the upkeep of the development contact the branch for further details.



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## **Town End Drive, Belle Vue Doncaster**

- GUIDE PRICE £210,000- £220,000
- THREE BEDROOM SEMI-DETACHED FAMILY HOME
- ATTRACTIVE REAR ASPECT KITCHEN
- HIGH STANDARD THROUGHOUT
- ATTRACTIVE REAR ASPECT KITCHEN DINER

Tenure: Freehold EPC Rating: B

Council Tax Band: C

guide price

**£210,000-£220,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
DCR125490 - 0004

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