

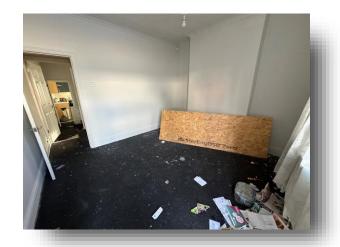
**Don Street, Town Doncaster** 

william h brown

## welcome to

## **Don Street, Town Doncaster**

Ideal investment opportunity. This two bedroom mid-terrace property is offered with no onward chain and boasts ample living accommodation throughout, perfectly positioned close to a selection of schools, transport links and amenities. A promising addition to any property portfolio!













#### Lounge

12' 2" x 10' 11" ( 3.71m x 3.33m )

With a front facing sealed unit door, a front facing double glazed bay window, a chimney breast and gas central heating radiator.

#### **Dining Room**

11' 2" Max x 12' 1" Into Recess ( 3.40m Max x 3.68m Into Recess )

With a central heating radiator, a chimney breast and rear facing window. A door gives access to the cellar.

#### Kitchen

8' 2" x 6' 9" Max ( 2.49m x 2.06m Max )

With a side facing external door, a rear facing double glazed window and a wall mounted boiler. There is a range of kitchen wall and base units with work surfaces beneath which is plumbing for a washing machine. There oven and grill with extractor hood above, space for white goods and a central heating radiator.

# First Floor Landing Bedroom One

12' 1" x 11' (3.68m x 3.35m)

With a central heating radiator, a chimney breast, a storage cupboard and a front facing double glazed window.

#### **Bedroom Two**

12' 3" x 11' 2" ( 3.73m x 3.40m )

With a chimney breast, a rear facing double glazed window, a central heating radiator and access to the bathroom.

#### **Bathroom**

With a rear facing obscured double glazed window, a wash hand basin, a WC, a bathtub and a central heating radiator.

#### Outside





### welcome to

## **Don Street, Town Doncaster**

- TWO BEDROOM MID-TERRACE
- **IDEAL INVESTMENT OPPORTUNITY**
- MOMENTS AWAY FROM THE CITY CENTRE
- CLOSE TO A RANGE OF TRANSPORT LINKS AND **LOCAL AMENITIES**
- REFURBISHMENT OPPORTUNITY

Tenure: Freehold EPC Rating: C

Council Tax Band: A

## £70,000







Beckett R Coogle Map data @2025

Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/DCR125537



Property Ref: DCR125537 - 0002

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we offer or contract. 3. The measurements indicated are supplied for quidance only and as such must be considered incorrect. Potential buyers 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) 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 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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