



Orchard Drive, Dunsville Doncaster DN7 4DG

welcome to

Orchard Drive, Dunsville Doncaster

Welcome to Orchard Drive! This well presented 3 bedroom semi detached property boasts ample living space, beautiful rear gardens and a sought after location, making it ideal for a wide variety of buyers! Viewing is highly recommended to fully appreciate all that is on offer!



Entrance Hall

Including carpet floor covering and a central heating radiator.

Lounge/ Diner

26' 8" max x 12' 3" max (8.13m max x 3.73m max)

Comprising of a front facing double glazed window, carpet floor covering, a gas fire with marble hearth, two central heating radiators and rear facing french doors.

Family Room

14' 1" x 8' 3" (4.29m x 2.51m)

Featuring a karndean floor covering, a central heating radiator and a rear facing double glazed window.

Office

8' 2" x 6' 7" (2.49m x 2.01m)

Currently used as an office, featuring a central heating radiator, carpet floor covering, a rear facing door, a rear facing double glazed window and karndene floor covering.

Kitchen

13' 2" x 9' 7" (4.01m x 2.92m)

The bespoke fitted kitchen, including both wall and base soft close units, features both side and rear facing double glazed windows, Karndean floor covering, a central heating radiator and spot lights. The kitchen also includes a sink and drainer unit, a fridge, extractor fan and granite work tops with up stand.

Utility Room

12' 9" x 7' 6" (3.89m x 2.29m)

Featuring a tiled floor, a side facing double glazed window, spot lights, base units, a central heating radiator and a side facing door.

Landing

With carpet floor overing, a side facing double glazed window and loft access.

Bedroom One

14' 6" max x 9' 2" max (4.42m max x 2.79m max)

Including a front facing double glazed window, carpet floor covering and a central heating radiator.

Bedroom Two

11' 6" max x 9' 4" (3.51m max x 2.84m)

Featuring a rear facing double glazed window, a central heating radiator and carpet floor covering.

Bedroom Three

8' 6" x 8' 6" (2.59m x 2.59m)

Comprising of a rear facing double glazed window, storage space and carpet floor covering.

Bathroom

Including a WC, wash hand basin, walk in shower, a wall radiator, spot lights and full tiling where visible.

Garage

8' x 11' 2" (2.44m x 3.40m)

Featuring an up and over door and electric supply.

Rear Garden

Featuring astro turf, a gravel area, a storage shed, a pond, a decked seating area, a paved area and an outdoor tap.

Summer House

13' 3" x 6' 5" (4.04m x 1.96m)

Comprising of laminate flooring, electric supply, front facing French doors and spot lights.



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Orchard Drive, Dunsville Doncaster

- Offers In The Region Of £260,000
- Three Bedroom Semi Detached Property
- Suitable For A Wide Variety Of Buyers
- Landscaped Rear Garden
- Off Road Parking

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

offers in the region of
£260,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
HTF106103 - 0003

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