



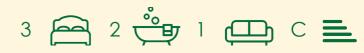
# 44 Ellers Road Bessacarr, Doncaster, DN4 7DF Asking Price £195,000

A fantastic three bedroom mid Town House situated on this superb roadway lying within walking distance of two reputable primary schools, bus routes and a parade of shops. The accommodation comprises of a lounge with French doors to rear garden and kitchen, cloaks/wc to ground floor. Two bedrooms (one with fitted wardrobes) and a bathroom to the first floor with master bedroom, including fitted wardrobes and an ensuite shower room to the second floor. Outside gardens and a garage. NO ONWARD CHAIN.

#### Viewing

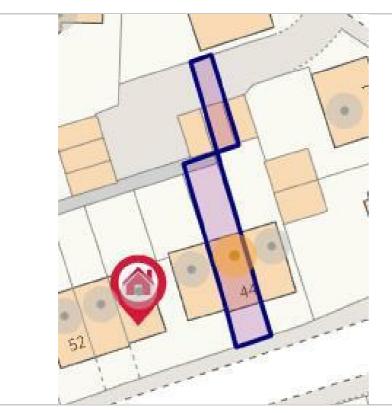
Please contact our Office on 01302 751616 if you wish to arrange a viewing appointment for this property or require further information.

- Mid Town House
- Three Bedrooms
- Enclosed garden to the rear
- Neutral décor
- En suite to Master
- Fitted wardrobes to Master
- Downstairs cloaks / w.c
- Garage to the rear



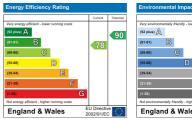
#### Floor Plan

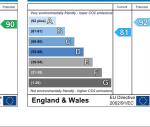
### Area Map





## Energy Efficiency Graph







These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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