



**Windgate Hill, Conisbrough Doncaster DN12 3EH**

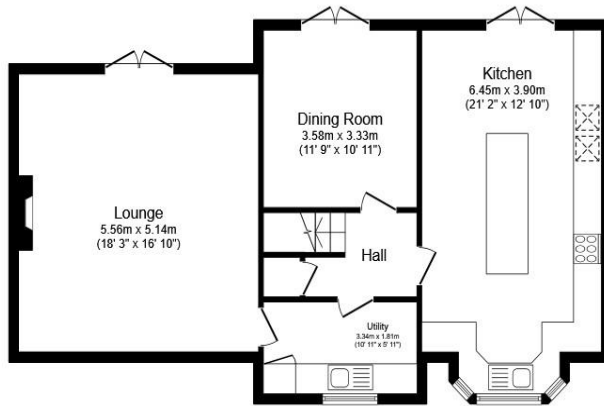


**welcome to**

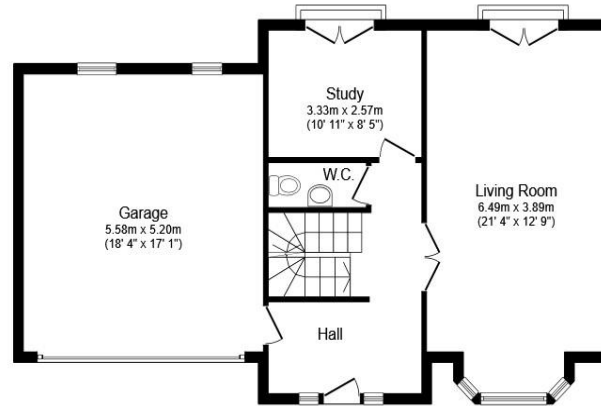
**Windgate Hill, Conisbrough Doncaster**

GO WHERE THE WIND LEADS.. A truly stunning detached home of scale & elegance. Set on a prime, imposing plot in a highly sought-after location, beautifully presented with landscaped gardens and picturesque views. A larger-than-life residence with timeless appeal that truly must be viewed!

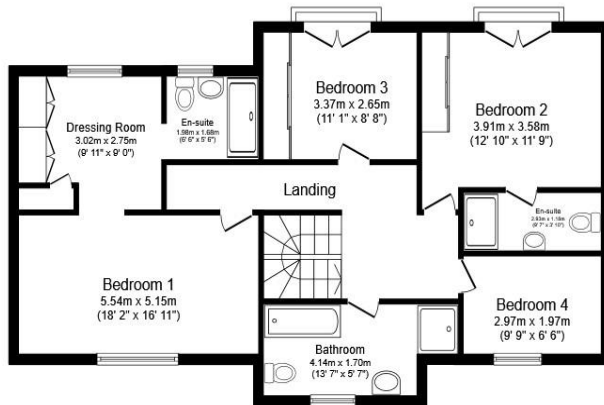




**Lower Ground Floor**



**Ground Floor**



**First Floor**

Total floor area 243.5 m<sup>2</sup> (2,621 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)



## Ground Floor:

### Entrance Hallway

### Downstairs W.C

### Living Room

23' 10" x 12' 8" ( 7.26m x 3.86m )

### Study / Bedroom 5

10' 11" x 8' 7" ( 3.33m x 2.62m )

### Integral Garage

17' x 18' 1" ( 5.18m x 5.51m )

## Lower Ground Floor:

### Hall

### Lounge

16' 9" x 18' 2" ( 5.11m x 5.54m )

### Dining Room

10' 11" x 12' 7" ( 3.33m x 3.84m )

### Kitchen

23' 5" x 12' 9" ( 7.14m x 3.89m )

### Utility Room

10' 9" x 5' 9" ( 3.28m x 1.75m )

## 1st Floor:

### Landing

### Bedroom One

8' 11" x 16' 10" ( 2.72m x 5.13m )

welcome to

## Windgate Hill, Conisbrough Doncaster

- Luxurious 4/5 bedroom detached family home. Council Tax F. EPC tbc
- Generous sized plot in this highly sought after location
- Beautifully presented & contemporary throughout. Generous sized & versatile accommodation
- 4 bedrooms, study/bedroom 5, dressing room
- Dressing room & en-suite to bedroom 1. Further en-suite & family bathroom

Tenure: Freehold EPC Rating: Awaited

Council Tax Band: F



Please note the marker reflects the postcode not the actual property

**view this property online** [williamhbrown.co.uk/Property/MXB119439](https://williamhbrown.co.uk/Property/MXB119439)



Property Ref:  
MXB119439 - 0002

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



william h brown



**01709 583267**



[mexborough@williamhbrown.co.uk](mailto:mexborough@williamhbrown.co.uk)



4 Main Street, MEXBOROUGH, South Yorkshire,  
S64 9DW



**[williamhbrown.co.uk](https://williamhbrown.co.uk)**