



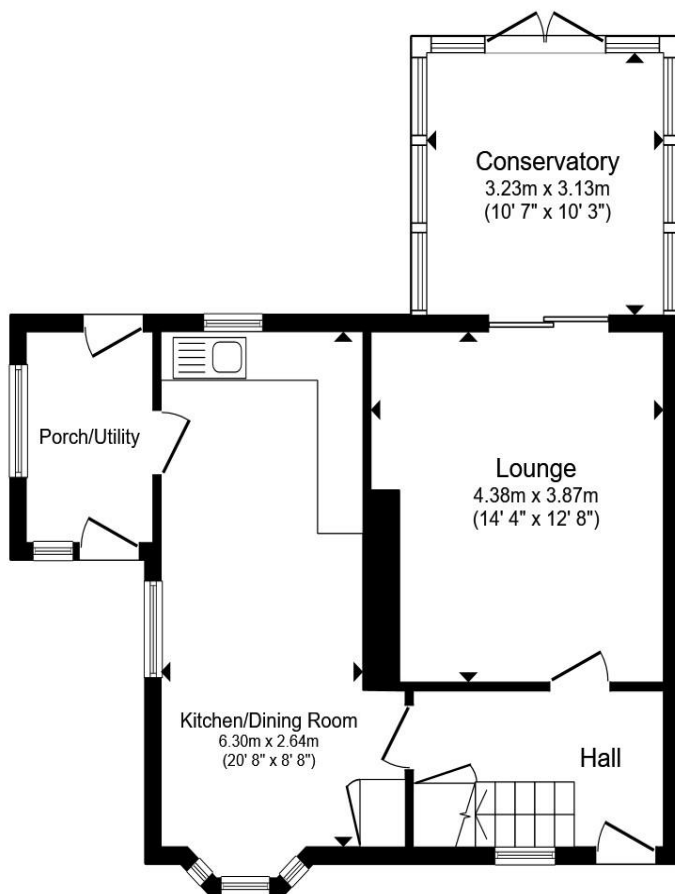
Chestnut Grove, Conisbrough Doncaster DN12 2JP

welcome to

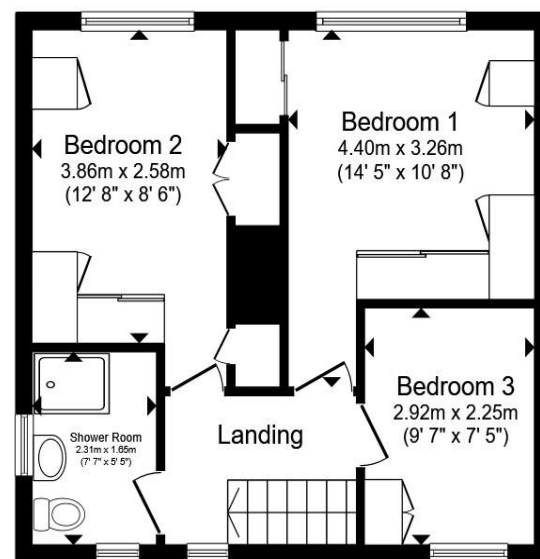
Chestnut Grove, Conisbrough Doncaster

GO NUTS ABOUT CHESTNUT GROVE! A spacious 3-bed semi-detached in a popular location. Spacious lounge, kitchen/diner, conservatory & utility. Driveway parking, generous front garden with artificial lawn, delightful rear garden with shed & lighting. CALL NOW TO VIEW!





Ground Floor



First Floor

Total floor area 100.1 m² (1,077 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

Ground Floor:

Entrance Hallway

Lounge

14' 3" x 12' 8" into recess (4.34m x 3.86m into recess)

Kitchen/ Dining Room

20' 7" x 8' 8" (6.27m x 2.64m)

Conservatory

10' 3" x 11' 6" (3.12m x 3.51m)

Side Porch / Utility Area

5' 6" x 8' 11" (1.68m x 2.72m)

1st Floor:

Landing

Bedroom One

14' 5" into door x 8' 5" (4.39m into door x 2.57m)

Bedroom Two

10' 8" x 14' 4" into door (3.25m x 4.37m into door)

Bedroom Three

9' 5" x 7' 4" (2.87m x 2.24m)

Shower Room

Exterior:

welcome to

Chestnut Grove, Conisbrough Doncaster

- 3 bedroom semi-detached. Council Tax A. EPC tbc
- Popular location - excellently placed for local amenities, schools, shops, transport links. motorway links & Conisbrough Castle
- Spacious accommodation - lounge, kitchen/diner, conservatory & side porch / utility
- Driveway providing off street parking
- Generous garden to the front with artificial lawn

Tenure: Freehold EPC Rating: Awaited

Council Tax Band: A

guide price

£180,000 - £190,000



Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/MXB119480



Property Ref:
MXB119480 - 0002

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or 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) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you 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 verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these 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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