



1 Hereward Court, Conisbrough, Doncaster, DN12 2HS

Asking Price £315,000

Offered to the open market with exemplary standards within is this extended four bedroom detached property enjoying this superb cul de sac position. With the Kitchen extending into the original garage it has created an L shape dining / family kitchen perfect for entertaining. With conservatory overlooking the recently improved rear garden which sits on an impressive corner plot an early viewing is essential to fully appreciate the standards on offer.

Merryweathers

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Conisbrough

The name Conisbrough comes from the Old English Cyningesburh (first recorded c. 1000) meaning "king's stronghold" or "king's fortified place. Conisbrough contains what is believed to be the oldest building in South Yorkshire: the probably 8th-century Anglo-Saxon St Peter's Church. The church was enlarged in the twelfth century, and David Hey claims that it was a Minster church, forming the centre of a large, early parish covering all or much of the eleventh century Fee of Conisbrough.[5]

Entrance Hallway



With a front facing upvc entrance door, central heating radiator and stairs rising to the first floor accommodation.

Lounge 11'6" x 26'6" (3.51 x 8.10)

With a front facing upvc bay window, decorative coving to the ceiling and the focal point of the room being the decorative fireplace with living flame electric fire inset. The room hosts two central heating radiators and access to the conservatory.

Dining Kitchen (L Shape) 27'0" x 15'0" (measurements taken at best) (8.25 x 4.58 (measurements taken at best))



This impressive kitchen is fitted with a modern range of wall base and draw units, complete with appliances to include an induction hob, with double oven. The room hosts a tiled floor covering side facing entrance door and the room continues into the previous garage area.. There is a rear facing window over looking the well appointed garden, central heating radiator and access to a storage area..

Master Bedroom 7'10" x 16'11" (2.39 x 5.17)



With a upvc window, central heating radiator and access to the en suite facility

En Suite



With a three piece suite comprising of a shower cubicle with thermostatic shower above, pedestal hand wash basin and low flush WC. With central heating radiator and opaque double glazed window.

Bedroom Two 8'0" x 11'5" (2.46 x 3.49)



With a upvc window, central heating radiator and fitted wardrobes.

Bedroom Three 8'0" x 13'0" (2.44 x 3.97)



With a upvc window and central heating radiator.

Bedroom Four 6'7" x 10'0" (2.02 x 3.06)



With a upvc double glazed window and central heating radiator.

Bathroom



Hosting a three piece suite comprising of a panelled bath with shower above, pedestal hand wash basin and low flush WC. With central heating radiator and opaque double glazed window.

Conservatory 9'4" x 12'5" (2.85 x 3.81)



Built upon a brick base with upvc glazing to include a side facing entrance door and enjoying views over the rear garden.

External

Occupying this impressive corner plot, there is off road parking for more than one vehicle provided by the driveway. To the rear is an impressive, recently improved, rear garden to include paved patio areas and artificial lawn.

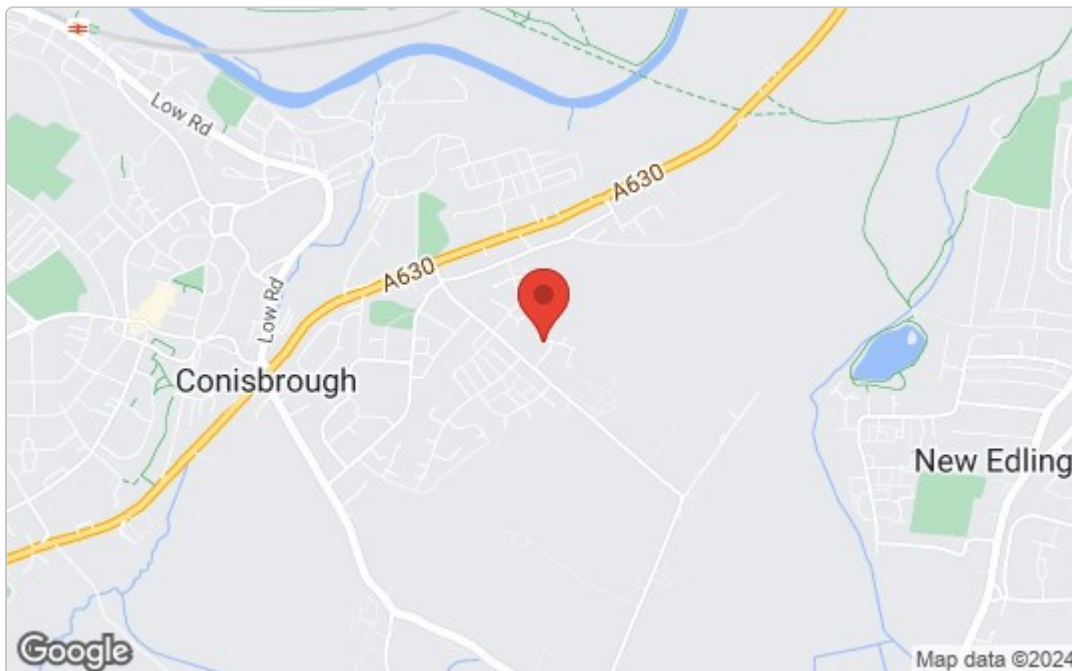
Property Information

Freehold
Council Tax Band C

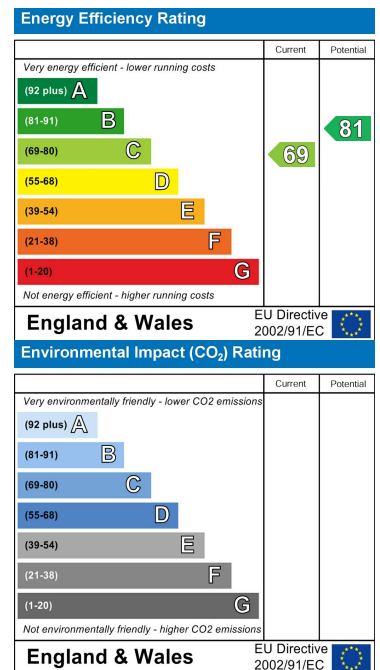
Floor Plan



Area Map



Energy Efficiency Graph



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