



**53 Oakdene, Doncaster, DN11 0BW**  
Freehold

# Oakdene, Rossington

3 Bedrooms, 1 Bathroom

- Available Chain Free
- Semi Detached House
- Three Bedrooms
- Corner Plot
- Detached Garage
- Off Road Parking
- Close to Local Amenities

Offered to the market with no onward chain, this well-presented three-bedroom semi-detached home occupies a corner plot in a sought-after residential area, ideally situated close to a range of local amenities, reputable schools, and excellent transport links. The property benefits from spacious and well-planned accommodation throughout, making it an ideal purchase for first-time buyers, growing families, or those looking to downsize. Externally, the home

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boasts a detached garage, private driveway providing off-road parking, and attractive gardens, offering excellent outdoor space and further potential.

**KITCHEN/DINER 18' 11" x 10' 3" (5.77m x 3.14m)** The spacious kitchen/diner is fitted with a contemporary range of high-gloss wall and base units complemented by stylish white worktops, offering both practicality and modern appeal. It features an electric hob with extractor hood above, a built-in oven, plumbing for a washing machine, and space for a fridge freezer. There is ample room for a family dining table, making it an ideal space for everyday meals and entertaining. French doors open directly onto the rear garden, while two additional windows flood the room with natural light, creating a bright and airy atmosphere.

**LOUNGE 18' 11" x 11' 5" (5.78m x 3.5m)** The light and bright living room is enhanced by a large front-facing window that fills the space with natural light, creating a warm and welcoming atmosphere. A feature fireplace provides an attractive focal point, adding character and

charm to the room. The open-plan design offers a seamless flow, giving easy access throughout the ground floor and creating a spacious, sociable layout that is ideal for both everyday living and entertaining.

**BEDROOM 11' 1" x 9' 11" (3.39m x 3.03m)** A well-proportioned double bedroom offering a comfortable and relaxing retreat. The room benefits from a range of fitted wardrobes with complementary over-bed storage, providing excellent built-in storage while maximising floor space. A bright and inviting room, ideal as a principal or guest bedroom.

**BEDROOM 10' 5" x 11' 4" (3.18m x 3.47m)** The second double bedroom is a generous and versatile room, positioned to the front of the property with a window allowing for plenty of natural light. Benefiting from a useful built-in storage cupboard, the room offers practical storage solutions and is ideal as a guest bedroom, children's room, or home office.

**BEDROOM 7' 3" x 8' 10" (2.21m x 2.69m)** The third

bedroom is a well-proportioned single room, ideal as a child's bedroom, home office, or nursery. Benefiting from built-in wardrobes, it offers excellent storage while maintaining a practical and versatile living space.

**BATHROOM 7' 5" x 5' 6" (2.27m x 1.69m)** The family bathroom is fitted with a modern white three-piece suite, comprising a panelled bath with shower over, a wash hand basin, and a low-level WC. Finished in neutral tones, the room provides a bright, clean, and functional space, ideal for everyday family living.

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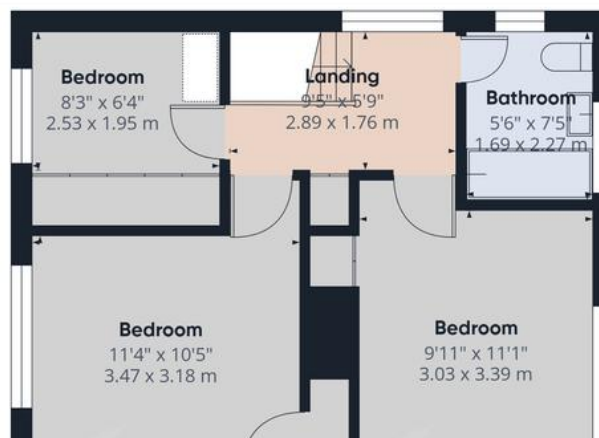
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Ground Floor



**Approximate total area<sup>(1)</sup>**  
884 ft<sup>2</sup>  
82 m<sup>2</sup>

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are

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