



**Ravensworth Road, Doncaster**

**welcome to**

**Ravensworth Road,Doncaster**

GUIDE PRICE £140,000-£150,000 This spacious three bedroom mid-terraced family home provides a variety of character and charm with a spacious entrance hall, a bay fronted lounge, a rear aspect dining room situated in a prime position with close links to Elmfield park.



### **Entrance Porch**

With mosaic feature tiling to the walls and floor. There is access through to the entrance hall.

### **Entrance Hall**

With continued mosaic tiled flooring and stairs which rise to the first floor landing.

### **Lounge**

12' 1" plus bay x 10' 6" ( 3.68m plus bay x 3.20m )

With a front facing double glazed bay window, coving to the ceiling, a central heating radiator and a feature fireplace as the focal point of the room. There is open access into the dining room.

### **Dining Room**

14' 2" x 10' 10" Max ( 4.32m x 3.30m Max )

With a feature coal effect gas stove as the focal point of the room, coving to the ceiling, a rear facing double glazed window, a central heating radiator and area for a dining table and chairs. There is access through to the kitchen.

### **Kitchen**

14' x 9' 3" ( 4.27m x 2.82m )

Fitted with a range of wall and base units with coordinating worktops which incorporates the sink and drainer. There is plumbing for a washing machine and dryer, space for a fridge and freezer and space for a free-standing cooker. The kitchen has a wall mounted boiler, a rear facing double glazed window, a side door providing side access into the rear garden and an additional door provides access to the cellar.

### **First Floor Landing**

With a loft hatch and useful storage cupboard.

### **Bedroom One**

With two front facing double glazed windows, fitted wardrobes providing a range of hanging and storage space and a central heating radiator.

### **Bedroom Two**

14' 1" x 8' 9" ( 4.29m x 2.67m )

With a rear facing double glazed window, a central heating radiator, a cast iron feature fireplace as the focal point of the room and fitted wardrobes providing ample hanging and storage space.

### **Bedroom Three**

8' 9" x 9' 4" Max ( 2.67m x 2.84m Max )

With a rear facing double glazed window, central heating radiator and fitted wardrobes.

### **Bathroom**

Fitted with a low flush WC, a hand wash basin and a panelled bath. There is tiling to the walls, a central heating radiator and a side facing obscure double glazed window.

### **Outside**

With a front gate and a brick enclosed front courtyard. There are a variety of mature shrubs and plants with access to the entrance porch via the garden path. To the rear there is a gravel rear garden with slate and shrubs, an ample outdoor sheltered store and access to the rear service lane.



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## Ravenworth Road, Doncaster

- GUIDE £140,000-£150,000
- THREE BEDROOM MID-TERRACE
- CHARACTERFUL FEATURES
- SPACIOUS ENTRANCE HALL
- REAR ASPECT DINING ROOM

Tenure: Freehold EPC Rating: D

Council Tax Band: A

guide price

**£140,000-£150,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
DCR126393 - 0002

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