



Serlby Road, Styrrup Doncaster DN11 8LT

welcome to

Serlby Road, Styrrup Doncaster

EXCEPTIONAL detached bungalow, offering THREE DOUBLE bedrooms, MODERN OPEN PLAN LIVING, gardens and AMPLE OFF ROAD PARKING.

****NO CHAIN**** Early viewing recommended.



Accommodation

Entrance Hall

Accessed via a side facing entrance door to this spacious entrance hall giving access to all rooms. Modern radiator, recessed lights, loft access and stylish glazed double doors to the living area.

Living Kitchen

A well thought out and designed living kitchen offering a light and bright space, ideal for entertaining. The kitchen area is fitted with a good range of high gloss units with complimentary worktops and matching upstands plus an inset sink with drainer. Benefitting from a host of integrated appliances including an oven, microwave oven, fridge/freezer and dishwasher. Finished with a breakfast bar with inset induction hob and extractor with useful under counter storage. The living area has an eye catching media wall with feature shelving and a mounted log effect electric fire. The beautiful flooring with herringbone design brings the space together with ample room for dining and soft furnishings. Front and rear facing double glazed windows, two modern central heating radiators and French doors leading out to the garden.

Bedroom One

Main double bedroom of a good size with a front facing double glazed window, modern central heating radiator and fitted carpet.

Bedroom Two

Double bedroom with side facing double glazed window, modern central heating radiator and a neutral coloured fitted carpet.

Bedroom Three

Double bedroom with a rear facing double glazed window overlooking the garden, central heating radiator, fitted carpet and cupboard housing the properties consumer unit and electric meter.

Bathroom

Stunning bathroom fitted with a four piece suite comprising a walk in shower, bath with gold coloured fittings, wc and vanity wash hand basin. Side facing double glazed window, tiled splashbacks, modern central heating radiator, illuminated LED mirror and recessed lights.

Exterior

Open plan to the front elevation with a a low maintenance front garden laid with decorative pebbles. Side gated pedestrian access leads to the enclosed, south facing rear garden which is a manageable size, with a grass lawn, patio area, timber fencing, water supply and well stocked raised beds.

Agents Note

Currently, this property is pending its first title registration at Land Registry. Please ask branch for further details.

The current council tax band for this property is not listed online. We have shown the council tax band as advised by the vendor for information only.

Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.



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welcome to

Serlby Road, Styrrup Doncaster

- Immaculate Detached Bungalow
- Extensive Renovations Undertaken
- Lovely Village Location, Close to Styrrup Golf and Country Club
- Spacious and Modern Accommodation
- Three Double Bedrooms

Tenure: Freehold EPC Rating: E

Council Tax Band: C

offers over

£270,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
BWY108383 - 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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william h brown



01302 710735



Bawtry@williamhbrown.co.uk



38 High Street, Bawtry, DONCASTER, South
Yorkshire, DN10 6JE



williamhbrown.co.uk