



Shield Close, Hatfield Doncaster DN7 6GA

welcome to

Shield Close, Hatfield Doncaster

Welcome to Shield Close! A beautiful three bedroom detached in Hatfield. If you're looking for something to move straight into this is not one to be missed. Comprising of open kitchen /diner, beautiful lounge with rear facing bi-folds to the rear, off street parking and modern decor throughout!



Lounge

As you enter the property to your left you are greeted by the spacious and airy lounge which comprises of laminate floor covering, radiator central heating, staircase rising to the first floor of the property and stunning side facing bi-fold doors leading to the garden, perfect for those summer nights.

Kitchen / Diner

The beautiful open plan kitchen / diner benefits from a front facing double glazed window, laminate floor covering, integrated induction hob, microwave and extractor fan. Both wall and base units and stainless steel sink and drainer. There is also a large storage cupboard useful for storing washer and dryer.

Downstairs W/C

The partially tiled larger than average cloakroom comprises of hand wash basin and w/c.

Bedroom One

Featuring a front facing double glazed window, carpet floor covering, radiator central heating and fitted wardrobes.

En-Suite To Bedroom One

The partially tiled master bedroom en suite comprises of walk in shower, hand wash basin and low flush w/c.

Bedroom Two

Featuring dual aspect double glazed windows, carpet floor covering and radiator central heating.

Bedroom Three

Bedroom three comprises of carpet floor covering, radiator central heating a double glazed window.

Family Bathroom

The partially tiled family bathroom comprises of shower over bath, hand wash basin

Outside & Exterior

To the front of the property is a paved driveway

providing off street parking for multiple vehicles, easy to maintain lawn space and paved area leading to the front of the property.

To the rear of the property is a beautiful rear garden with lawn space, paved walkway and shed. The property is fenced to all sides for added privacy.



view this property online williamhbrown.co.uk/Property/HTF106096



welcome to

Shield Close, Hatfield Doncaster

- Guide Price £215,000 - £220,000
- Stunning Detached Property
- Modern Decor Throughout
- Great Motorway Links
- Situated In A Popular Location

Tenure: Freehold EPC Rating: B
Council Tax Band: C

guide price

£215,000- £220,000



Please note the marker reflects the
postcode not the actual property

view this property online [williamhbrown.co.uk/Property/HTF106096](https://www.williamhbrown.co.uk/Property/HTF106096)



Property Ref:
HTF106096 - 0004

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.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



william h brown



01302 842999



Hatfield@williamhbrown.co.uk



1 Station Road, Hatfield, DONCASTER, South
Yorkshire, DN7 6QD



[williamhbrown.co.uk](https://www.williamhbrown.co.uk)