



Norfolk Road, Bircotes Doncaster DN11 8DZ

welcome to

Norfolk Road, Bircotes Doncaster

BEAUTIFULLY PRESENTED mid- terrace HOUSE with THREE BEDROOMS, a FAMILY BATHROOM, and an ENCLOSED REAR GARDEN. A lovely property in a popular area, that must be viewed to avoid disappointment.



Ground Floor Accommodation

Entrance Hall

Having a central heating radiator.

Lounge

13' 4" x 12' 1" + recess (4.06m x 3.68m + recess)

Light and bright main reception room with a front facing double glazed window, feature fireplace, wall lights, central heating radiator and coving to the ceiling.

Kitchen

17' 2" x 8' 4" (5.23m x 2.54m)

Fitted with a range of modern white gloss cabinets, worktop and inset sink with drainer. Benefiting from a built in oven and hob and having space for a fridge/freezer and washing machine. Wall mounted boiler, rear facing double glazed window and an understairs cupboard for extra storage.

Conservatory

10' 9" x 8' 10" (3.28m x 2.69m)

Lovely additional space with views over the rear garden.

First Floor Accommodation

Landing

Having loft access.

Bedroom One

13' 9" max x 10' (4.19m max x 3.05m)

Double bedroom featuring a storage cupboard, front facing double glazed window and a central heating radiator.

Bedroom Two

11' 9" x 9' 6" (3.58m x 2.90m)

Double bedroom having a rear facing double glazed window and a central heating radiator.

Bedroom Three

8' 4" x 7' 3" (2.54m x 2.21m)

Having a rear facing double glazed window and a central heating radiator.

Bathroom

Fitted with a bath, vanity wash hand basin, a wc and a modern central heating radiator. Having a rear facing double glazed window with obscured view and recessed lights.

External

Block paving to the front elevation with a shared side passageway leading to the rear of the property. Generous size rear garden, which is fenced and enclosed with a grassed lawn and decked seating area.

Agents Notes

This property is in a former mining area, it will be beneficial to conduct a mining search, please speak with your conveyancer.



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welcome to

Norfolk Road, Bircotes Doncaster

- Beautifully Presented House
- Three Bedrooms
- Enclosed Rear Garden
- Popular Location
- Close to Shops and Local Amenities

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

offers over

£135,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
BWY108045 - 0002

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