



19 Sutton Road, Doncaster, DN3 1NY
£210,000 Freehold


MARTIN&CO

Sutton Road, Kirk Sandall

3 Bedrooms, 1 Bathroom

£210,000

- Three Bedroom
- Semi Detached
- Driveway and Garage
- Secure Garden
- Two Reception Rooms
- Well Sort After Location
- Close to schools

A three-bedroom semi-detached property located in the popular area of Kirk Sandall, offering spacious living accommodation. The property benefits from a driveway, garage, and a private enclosed garden.

The ground floor briefly comprises a dual-aspect living room with open fire, a dining room featuring a log burner, a kitchen/diner, and a WC. To the first floor are two double

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bedrooms, a single bedroom, and a family bathroom.

The property is conveniently situated close to local amenities, schools, and the train station. Viewing is strictly by appointment only.

LIVING ROOM 16' 9" x 11' 8" (5.13m x 3.56m) A bright dual-aspect living room with a feature fireplace and open fire, complemented by French doors providing direct access to the garden.

DINING ROOM 9' 4" x 11' 10" (2.87m x 3.63m) A separate dining room with a feature log burner, ideal for entertaining.

KITCHEN/DINER 15' 0" x 12' 11" (4.58m x 3.94m) This spacious kitchen/diner is fitted with attractive pale blue wall and base units, complete with an integrated oven and gas hob. With plumbing for a washing machine and generous space for a dining table, it provides a practical yet sociable heart of the home.

WC 6' 11" x 2' 5" (2.13m x 0.76m) Ground Floor WC

BEDROOM 11' 5" x 9' 9" (3.50m x 2.98m) Spacious Master Bedroom with fitted wardrobes

BEDROOM 9' 6" x 12' 0" (2.90m x 3.68m) Second Double Bedroom

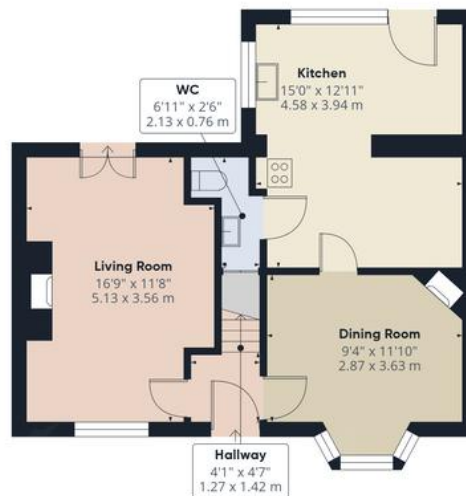
BEDROOM 7' 1" x 8' 8" (2.17m x 2.66m) Single Bedroom

BATHROOM 5' 2" x 8' 8" (1.59m x 2.65m) Stylish Bathroom with walk in shower, pedestal sink and wc









Ground Floor



Approximate total area⁽¹⁾
965 ft²
89.6 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are

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