

9 Keepers Close , Doncaster , DN11 0EA

Offers In Excess Of £340,000 Freehold

MARTIN&CO

Keepers Close , Rossington

3 Bedrooms, 1 Bathroom

Offers In Excess Of £340,000

- Available Chain Free
- Three Bedroom Detached House
- Garage and Driveway
- Open plan kitchen/ family room
- Private Balcony to the Master Bedroom
- Luxury living room
- Dining room

A truly exceptional high-specification family home, offering spacious, versatile, and beautifully presented accommodation throughout. The property welcomes you with a bright and airy entrance hall, leading to a relaxing living room featuring an attractive fireplace, an elegant formal dining room, and an impressive open-plan kitchen/family room that forms the true heart of the home.

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The stunning kitchen has been thoughtfully designed with style and practicality in mind, featuring contemporary cabinetry, luxurious granite worktops, a range of integrated appliances, excellent storage solutions including generous larder cupboards, and ample preparation space. The kitchen flows seamlessly into the light-filled family room, enhanced by three feature arched windows and French doors opening onto the garden, creating a wonderful connection between indoor and outdoor living.

The first-floor accommodation continues to impress, with three well-proportioned bedrooms, including a superb principal bedroom complete with fitted wardrobes and the added luxury of a private balcony retreat - a unique feature providing the perfect space to relax and unwind. The stylish family bathroom is finished to a high standard, complemented by a practical utility room with matching kitchen units, additional storage, and plumbing for appliances.

Externally, the property enjoys a private garden with patio areas, a charming fish pond, and excellent spaces for entertaining, dining, and relaxation. Further benefits include a garage, off-road parking, and a highly desirable position within a peaceful cul-de-sac. Ideally located close to local amenities, reputable schools, and everyday conveniences, this exceptional home combines quality, comfort, and modern family living in a sought-after setting.

HALLWAY 7' 7" x 12' 0" (2.32m x 3.67m) Step into a spacious, light-filled hallway that immediately creates a warm and welcoming first impression. Bright and airy, this inviting entrance sets the tone for the rest of the home, offering a generous sense of space and an ideal area to greet guests.

LIVING ROOM 17' 3" x 11' 4" (5.26m x 3.47m) The spacious living room provides a relaxing and inviting space, perfect for both everyday living and entertaining. A large front-facing window fills the room with natural light, creating a bright and airy atmosphere. Elegant double glazed doors open into the dining room, allowing light to flow seamlessly between the two spaces while offering the flexibility of open-plan living or separate reception rooms. A feature fireplace forms an attractive focal point, adding warmth and character to this comfortable family room.

DINING ROOM 10' 5" x 11' 4" (3.20m x 3.46m) The formal dining room is an elegant space, ideal for hosting family meals and entertaining guests. French doors open directly onto the patio, seamlessly connecting the indoor and outdoor living areas and filling the room with natural light. Conveniently positioned with access to both the living room and the spacious kitchen/family room, this versatile space offers an excellent flow throughout the ground floor, perfectly suited to modern family living.

KITCHEN/ FAMILY ROOM 26' 10" x 11' 9" (8.19m x 3.60m) Undoubtedly the heart of the home, this stunning open-plan kitchen and family room delivers an impressive 'wow factor' and has been designed with both everyday family life and entertaining in mind. The





beautifully appointed kitchen features an extensive range of wall and base units, complemented by luxurious granite worktops that provide ample preparation space. A range of integrated storage solutions, including generous larder cupboards, ensure practicality, while an integrated dishwasher, space for a range cooker, and extractor hood complete this well-equipped kitchen.

Flowing seamlessly into the spacious family room, this exceptional living space is bathed in natural light thanks to three striking arched windows and elegant French doors that open directly onto the garden. Bright, stylish, and wonderfully versatile, this truly is the focal point of the home.

UTILITY ROOM 5' 4" x 7' 0" (1.65m x 2.15m) The well-appointed utility room complements the kitchen beautifully, featuring matching wall and base units with coordinating worktops to create a seamless finish. Offering plumbing for a washing machine, additional appliance space, and further storage, this practical room provides the perfect solution for keeping laundry and household essentials neatly tucked away, helping to maintain the clean, uncluttered feel of the main living areas.

WC 3' 6" x 7' 0" (1.07m x 2.14m) Completing the ground floor accommodation is a convenient cloakroom, fitted with a low-level WC and pedestal



















Ground Floor



Approximate total area(1)

1575 ft²

146.5 m²

Balconies and terraces

223 ft²

20.7 m²

Reduced headroom

261 ft²

24.2 m²

(1) Excluding balconies and terraces

Reduced headroom

..... Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are

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The Property Ombudsman