



william
h brown
for sale
Doncaster
01302 327121
williambrown.co.uk

Thorne Road, DONCASTER


william
h brown

welcome to

Thorne Road, DONCASTER

GUIDE PRICE 90,000-95,000 A fantastic opportunity has arisen to enquire this two bedroom upper floor flat, offered to the market with no onward chain boasting allocated parking and move in ready accommodation. Ideal for a first time buyer or investor



Additional Information

Service charge £672.79 per annum

Entrance Hall

With a useful storage cupboard and an electric radiator.

Lounge

With an electric fireplace, front and side facing double glazed windows and an electric radiator.

Kitchen

Fitted with a range of wall and base units with coordinating worksurfaces housing the sink and drainer with mixer tap. There is an electric hob with an extractor above, an electric oven and grill, plumbing for a washing machine and space for a fridge freezer. There is a side facing double glazed window and a stainless steel extractor fan.

Bedroom One

With a rear facing double glazed window and an electric radiator.

Bedroom Two

With a front facing double glazed window and an electric radiator.

Bathroom

Fitted with a bath with shower over, a low flush W.C and a wash sink basin. There is a heated towel rail and a side facing double glazed window.

Outside

With an allocated parking space.



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welcome to

Thorne Road, DONCASTER

- GUIDE PRICE £90,000-£95,000
- TWO BEDROOM UPPER FLOOR FLAT
- ALLOCATED PARKING
- MOVE IT READY
- EXCELLENT LOCATION FOR TRANSPORT ACCESS

Tenure: Freehold EPC Rating: E

Council Tax Band: A

guide price

£90,000-£95,000



Please note the marker reflects the postcode not the actual property

view this property online [williambrown.co.uk/Property/DCR125648](https://www.williambrown.co.uk/Property/DCR125648)



Property Ref:
DCR125648 - 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.

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.



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