



Doncaster Place, East Dene Rotherham S65 2DG

welcome to

Doncaster Place, East Dene Rotherham

£160,000 - NEED THAT EXTRA SPACE? - Offered to market is this spacious three bedroom semi detached property making the ideal purchase for the FTB/family buyer alike. Being well placed to local amenities, transport links & schools and boasting a generous sized rear garden...CALL TO VIEW!!!



Lounge

Having a front & rear facing double glazed window, a radiator & a fireplace.

Dining Room

Having a front facing double glazed window and a radiator.

Kitchen

Fitted with wall & base units housing the hob, oven & extractor fan with worktops housing the sink & drainer. There is also space for an under counter fridge/freezer & a washing machine. Having two rear facing windows, a rear facing door & a radiator.

Bedroom One

Having two front facing double glazed windows, a radiator & fitted wardrobes providing hanging and storage space.

Bedroom Two

Having a front facing double glazed window & a radiator.

Bedroom Three

Having a rear facing double glazed window & a radiator.

Bathroom

Fitted with a shower cubicle, a hand wash basin & a WC. Having a rear facing window & a radiator.

Outside

To the rear of the property is a generous sized lawned garden.



view this property online williamhbrown.co.uk/Property/RTF116833



welcome to

Doncaster Place, East Dene Rotherham

- Three bedroom semi detached property
- Spacious accommodation throughout
- Ideal purchase for the FTB/family buyer
- Well placed to local amenities & transport links
- Generous sized rear garden

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

£160,000



Please note the marker reflects the
postcode not the actual property

view this property online williamhbrown.co.uk/Property/RTF116833



Property Ref:
RTF116833 - 0003

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



01709 829935



rotherham@williamhbrown.co.uk



32 Mansfield Road, ROTHERHAM, South
Yorkshire, S60 2DR



williamhbrown.co.uk