



**Bentley Road, Bentley Doncaster**

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## Bentley Road, Bentley Doncaster

With character and charm and period features throughout is this three bedroom mid-terrace family home, benefiting from a bay fronted lounge, a spacious kitchen and a generous entrance hallway, with close links to a range of local amenities and schools. ideal for a first time buyer or investor!



## **Entrance Porch**

With a front facing exterior door, a tiled floor and a door which gives access to the entrance hallway.

## **Entrance Hall**

With period feature tiled flooring and stairs which rise to the first floor landing.

## **Lounge**

With a front facing double glazed bay window, a central heating radiator and a electric feature fireplace. The room provides open access to the dining room.

## **Dining Room**

With a rear facing double glazed window, a central heating radiator and a gas feature fireplace as the focal point of the room.

## **Kitchen**

Fitted with a range of extensive wall and base units with coordinating work tops which incorporates the sink and drainer. There is a electric cooker point, a wall mounted boiler, plumbing for a washing machine and space for a fridge and freezer. There are side and rear facing double glazed windows, a side door which gives access to the rear garden and a central heating radiator. A door gives access to the cellar.

## **First Floor Landing**

With a storage cupboard.

## **Bedroom One**

With a front facing double glazed window, a useful storage cupboard, decorative coving and a central heating radiator.

## **Bedroom Two**

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

## **Bedroom Three**

With a rear facing double glazed window, central heating radiator and a storage cupboard.

## **Family Bathroom**

Fitted with a low flush W.C, a hand wash basin a panelled bath with a electric shower over. There is a side facing obscured double glazed window and partial tiling.

## **Outside**

To the front of the property there is a front courtyard with steps up to the entrance porch. To the rear of the property there low maintenance courtyard style garden with a rear access gate.



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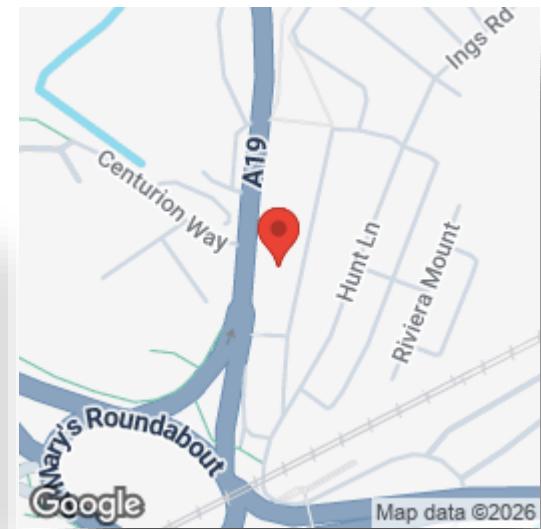
## Bentley Road, Bentley Doncaster

- THREE BEDROOM MID-TERRACE FAMILY HOME
- TRADITIONAL PERIOD FEATURES THROUGHOUT
- BAY FRONTED LOUNGE
- REAR ASPECT DINING ROOM
- CLOSE LINKS TO THE CITY CENTRE

Tenure: Freehold EPC Rating: C

Council Tax Band: A

**£125,000**



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