Rye Croft Avenue, Norton Doncaster

william
h brown

welcome to

Rye Croft Avenue, Norton Doncaster

Situated in the popular village of Norton is this well-presented three bedroom semi-detached family home. The property has front and rear enclosed gardens, off road parking and a garage. Ideal starter home!

Entrance Hall
With a front facing sealed unit door and open plan access to the lounge.

Lounge
With a front facing double glazed bay window, stairs which rise to the first floor landing, a central heating radiator, laminate flooring and coving to the ceiling. The focal point of the room is the feature fireplace with tiled back and a hearth housing the electric log burner effect fire.

Dining Kitchen
With a rear facing double glazed bay window and a side facing double glazed window. Fitted with a range of wall and base units with coordinating work surfaces housing the sink and drainer. The kitchen has a gas hob with stainless steel finish extractor above, an electric oven, space for a tumble dryer, plumbing for a washing machine and space for a fridge-freezer. There is complimentary tiling and laminate flooring.

Rear Porch
With a side facing sealed unit door, a rear facing double glazed window and access to the WC.

Downstairs W.C.
With a side facing obscure double glazed window. Fitted with a WC, a wash hand basin, partial tiling and a heated towel rail.

First Floor Landing
With a side facing double glazed window.

Bedroom One
With a front facing double glazed bay window, a central heating radiator, laminate flooring and a decorative feature fireplace.

Bedroom Two
With a rear facing double glazed window, a central heating radiator and a useful storage cupboard. There is a cast iron feature fireplace and a cupboard housing the central heating boiler.

Bedroom Three
With a front facing double glazed window and a central heating radiator.

Bathroom
With a rear facing obscure double glazed window. Fitted with a WC, a wash hand basin and a corner bath with mixer tap and shower attachment. There is partial tiling to the walls, a central heating radiator and tiled flooring.

Outside
To the front of the property is an enclosed lawned garden with shrubs. There is a concrete patterned driveway providing off road parking to the side of the property which in-turn leads to the garage. To the rear of the property there is an enclosed garden with patterned patio area, artificial lawn and a raised patio area which is ideal for entertaining. There are mature shrubs and trees to the borders.

Garage
With an up and over door and a further door to the garden.

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- ATTRACTIVE SPACIOUS LOUNGE
- DINING KITCHEN WITH INTEGRATED APPLIANCES
- DOWNSTAIRS WC
- THREE BEDROOMS AND BATHROOM TO FIRST FLOOR
- FANTASTIC GARDEN TO REAR WITH ENTERTAINING AREAS

Tenure: Freehold EPC Rating: C
Council Tax Band: B

£200,000

Please note the marker reflects the postcode not the actual property

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The Property Ombudsman

Property Ref:
DCR125983 - 0002

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