7 Laurold Avenue

Hatfield Woodhouse, Doncaster, DN7 6PA

£400,000

Nestled within a quiet, highly exclusive development in the sought-after village of Hatfield Woodhouse, this exceptional four-bedroom detached family home offers modern elegance and ultimate privacy.

Stepping inside, you are immediately welcomed by an impressive double-height entrance hall featuring a light-filled galleried landing. The ground floor boasts a versatile layout designed for contemporary living and entertaining. At the heart of the home is an expansive open-plan kitchen and dining area equipped with modern units, integrated appliances, a breakfast bar, and a cosy bay window seat. Off the hallway, a spacious dual-aspect lounge opens out to the rear garden through French doors, while a separate games room/snug provides extra flexible living space. A downstairs WC and under-stairs storage complete the ground floor.

Upstairs, the bright landing leads to four generous bedrooms. The impressive master suite spans the full depth of the house and includes a private en-suite shower room. Three further bedrooms (one currently utilised as a luxury walk-in dressing room) are served by a contemporary family bathroom.

Externally, the property features a long tarmac driveway leading to a large detached single garage offering substantial storage or workshop space. The fully enclosed, low-maintenance rear garden is an entertaining paradise, featuring high-quality artificial lawn, a paved patio, a pergola seating area, and a stunning sunken seating area with a central firepit—ideal for outdoor dining year-round.

- Exclusive & Private Location: Tucked away in a small, private development within Hatfield Woodhouse.
- Impressive Entrance: Grand double-height entrance hall with a bright galleried landing.
- Spacious Open-Plan Kitchen/Diner: Modern kitchen featuring a breakfast bar, dining area, and bay window seating.
- Dual-Aspect Living Room: Large lounge with direct access out to the landscaped garden.
- Flexible Living Space: Additional ground floor room currently used as a games room/snug.
- Master En-Suite: Large master bedroom featuring a private en-suite shower room.
- Four Bedrooms: Generous bedroom proportions, flexible for family living or dressing room conversion.

Viewing

Please contact our Office on 01302 751616 if you wish to arrange a viewing appointment for this property or require further information.

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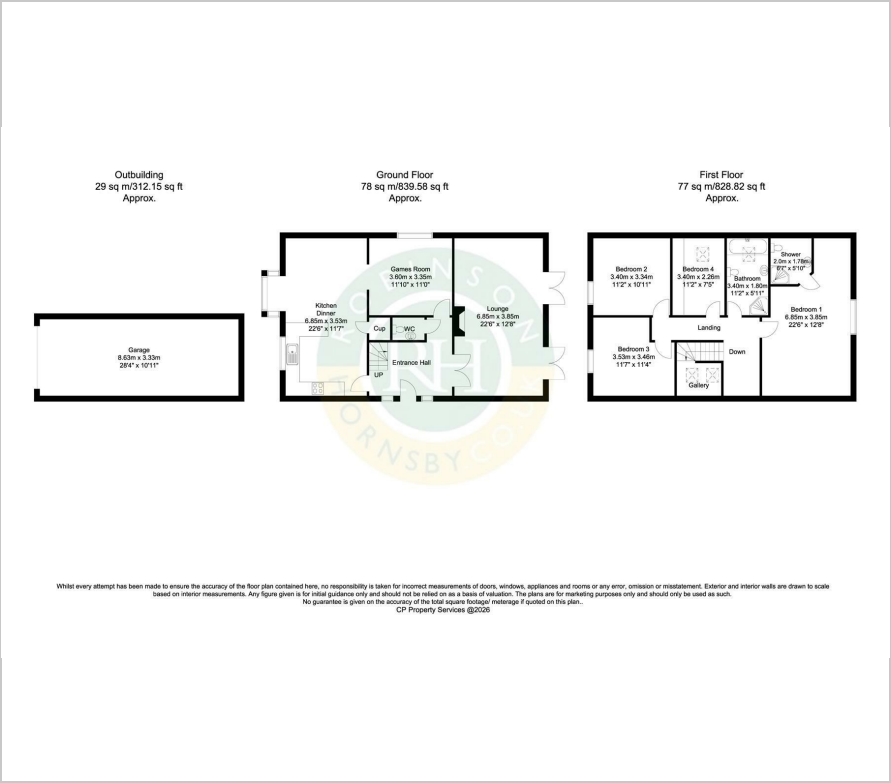
Floor Plan



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, no responsibility is taken for incorrect measurements of doors, windows, appliances and rooms or any error, omission or misstatement. Exterior and interior walls are drawn to scale based on interior measurements. Any figure given is for initial guidance only and should not be relied on as a basis of valuation. The plans are for marketing purposes only and should only be used as such.
No guarantee is given on the accuracy of the total square footage/ meterage if quoted on this plan..
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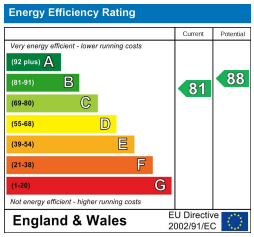
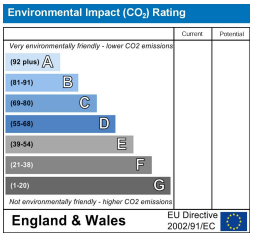
Area Map

Energy Efficiency Graph





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