



**Stone Arches York Road, Sprotbrough Doncaster**



**welcome to**

**Stone Arches York Road, Sprotbrough Doncaster**

A spacious two bedroom apartment which is situated in this popular location close to a host of local amenities and excellent transport links. Benefiting from well-presented accommodation and no onward chain!



## **Entrance**

A secure entry system gives access to the apartment block where stairs rise to the apartment.

## **Entrance Hall**

With a wooden door, laminate flooring and a central heating radiator.

## **Open Plan Living Kitchen**

18' 9" max x 15' 10" ( 5.71m max x 4.83m )

With a double glazed window and French doors with double glazed side panels leading out to the rear garden. Fitted with a range of wall and base units with work surfaces housing the sink and drainer with mixer tap. The kitchen has an electric hob with extractor above, an electric oven and an integrated fridge-freezer, dishwasher and washing machine. There are downlights to the ceiling, two central heating radiators and laminate flooring.

## **Bedroom One**

12' 2" to recess x 10' 6" to wardrobes ( 3.71m to recess x 3.20m to wardrobes )

With a front facing double glazed window, a central heating radiator and fitted wardrobes.

## **Bedroom Two**

13' 2" x 6' 8" ( 4.01m x 2.03m )

With a front facing double glazed window, a central heating radiator and a built-in storage cupboard.

## **Bathroom**

Fitted with a low flush WC, a wall mounted floating wash hand basin with mixer tap and a panelled bath with shower over and screen. There is a heated towel rail and tiling to the walls and floor.

## **Outside**

The property has communal gardens.



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## Stone Arches York Road, Sprotbrough Doncaster

- SPACIOUS OPEN PLAN LIVING DINING KITCHEN
- TWO BEDROOMS
- BATHROOM
- NO ONWARD CHAIN
- SECURE ENTRY SYSTEM

Tenure: Leasehold EPC Rating: C

Council Tax Band: A Service Charge: 1812.31

Ground Rent: 100.00

This is a Leasehold property with details as follows; Term of Lease 150 years from 01 Jan 2005. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers over

**£90,000**



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
DCR124733 - 0004

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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



**01302 327121**



[doncaster@williamhbrown.co.uk](mailto:doncaster@williamhbrown.co.uk)



4-5 Kingsway House, Hall Gate, DONCASTER,  
South Yorkshire, DN1 3NX



**[williamhbrown.co.uk](http://williamhbrown.co.uk)**