



Hillsborough Road, Cantley Doncaster

welcome to

Hillsborough Road, Cantley Doncaster

This spacious three bedroom semi-detached home is situated in this popular location close to local amenities and transport links. The property has a family room, downstairs shower room, front and rear gardens and secure gated off road parking.



Entrance Hall

With a front facing sealed unit door and a central heating radiator.

Lounge

14' x 13' 2" (4.27m x 4.01m)

With a front facing double glazed window, a central heating radiator and laminate flooring. The focal point of the room is the feature fireplace housing the electric coal coal effect fire.

Dining Room

7' 6" x 9' 3" (2.29m x 2.82m)

With double glazed patio doors giving access to the garden and a central heating radiator. The dining room is open to the kitchen.

Kitchen

9' 10" x 8' 1" (3.00m x 2.46m)

With a rear facing double glazed window. Fitted with wall and base units with coordinating work surfaces housing the stainless steel sink and drainer with mixer tap. The kitchen has a gas hob with extractor above, an electric oven, plumbing for a washing machine, complimentary tiling and downlights to the ceiling.

Family Room

8' 11" x 7' 3" to recess (2.72m x 2.21m to recess)

A versatile room which could also be used as an additional bedroom if required. With a front facing double glazed window and sealed unit door. There is laminate flooring, a rear facing sealed unit door and a door giving access to the downstairs shower room.

Downstairs W.C.

Fitted with a low flush WC, a wash hand basin and a shower cubicle with shower. There is complimentary tiling, an extractor fan, a central heating radiator and access to the roof space.

First Floor Landing

With a side facing double glazed window and access to the loft.

Bedroom One

12' 6" x 10' 6" plus recess (3.81m x 3.20m plus recess)

With a front facing double glazed window, a central heating radiator, laminate flooring and an airing cupboard housing the central heating boiler.

Bedroom Two

9' 2" x 13' to recess (2.79m x 3.96m to recess)

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

Bedroom Three

8' x 8' 9" incl bulk head for stairs (2.44m x 2.67m incl bulk head for stairs)

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

Bathroom

Fitted with a low flush WC, a wash hand basin and a panelled bath with mixer tap and shower attachment. There is splashback tiling, laminate flooring, downlights to the ceiling and a central heating radiator.

Outside

To the front of the property there is a secure gated patterned concrete driveway providing off road parking. To the rear of the property there is a lawned garden.

Notes

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.



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welcome to

Hillsborough Road, Cantley Doncaster

- THREE BEDROOM SEMI-DETACHED HOME
- POPULAR LOCATION
- SPACIOUS LOUNGE
- SEPARATE DINING ROOM
- GROUND FLOOR SHOWER ROOM AND FIRST FLOOR BATHROOM

Tenure: Freehold EPC Rating: C

Council Tax Band: A

£170,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
DCR123381 - 0004

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