



**Sandtoft Grange Cottage Idle Bank, Sandtoft Doncaster DN8  
5SU**

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## **Sandtoft Grange Cottage Idle Bank, Sandtoft Doncaster**

A quaint, wonderful property in the countryside! Offering a quiet, secluded location Sandtoft Grange Cottage is perfect for buyers looking to escape the hustle and bustle of the local towns/cities,. Boasting carefully curate original features throughout, open views, expansive indoor & outdoor space.



### Entrance/Dining Room

On entering the property through the front door leading into the entrance and formal dining room, with lots of natural light from the four Douglas Fir wood sash windows overlooking the garden, with solid oak wood floors & exposed beams, the entrance gives you a taste of what lies ahead in this stunning property.

### Lounge

The lounge is expansive to say the least & again lots of natural light entering through the 4 Douglas Fir wood sash windows, with wooden shutters, overlooking the gardens. The lounge also boasts an Inglenook fireplace and chimney with a largelog/wood burner, along with central heated radiators, this room gives the feeling of immense warmth and character.

### Office/Snug

Boasting carpet floor covering, solid oak fireplace surround with slate hearth surround, tastefully decorated to encapsulate the space & side facing sash window looking over the gardens.

### Kitchen

The kitchen is the heart of every home & here is no exception, boasting country cottage living with granite worktops, shakerstyle solid oak fitted wall & base units in a timeless off-white finish, Belfast sink, 4 oven AGA cooker, large format tile flooring, fitted dishwasher and microwave with additional understairs storage space.

### Utility Room

The utility room boasts fitted wall & base units matching the kitchen, along with Belfast sink & pantry cupboard, ceramic tiled flooring and stable style door leading to the outside & high gloss tile flooring inkeeping with the kitchen.

### Landing

With two staircases rising from ground level, the bespoke stairway boasts solid oak staircasing & access to all bedrooms & family bathroom.

### Master Bedroom

The master bedroom offers the ultimate wow factor, tastefully designed with vaulted ceilings and exposed beams, spotlights and carpet floor covering & a boutique cottage feel.

### En-Suite Master Bedroom

The bathroom is centred around a classic cast-iron roll top bath, beautifully framed by a bespoke white marble surround, creating an elegant focal point with a timeless hotel-quality finish with an Italian pozzi-ginori bathroom suite comprising of w/c, bidet and wash hand basin. With lovely views from the window whilst having a relaxing bath.

### Bedroom Two

Equally as charming as the master bedroom the second bedroom is flooded with natural light thanks to multiple sash windows, vaulted ceiling again with exposed beams to continue that cosy cottage feel & spotlights.

### Bedroom Three

Boasting spotlights, centrally heated window and carpet floor covering & sash window overlooking gardens.

### Bedroom Four

Looking over the front of the property, boasts fitted wardrobes, carpet floor covering & a centrally heated radiator and sash windows.

### Shower Room

The family shower room offers sleek lines & clean finishes with full ceramic tiling to walls & floor in a white marble effect, spotlights to the ceiling & a three piece Italian pozzi-ginori suite with low flush w/c, wash hand basin & walk in shower with glass screen.

### Outside & Exterior

To the front of the property there is a driveway with brick built double garage & double carport with adjacent boiler room and storage room built in

traditional brick to match the property, the garden encases the house wrapping all the way round. Traditional Yorkshire stone paving area surrounding the cottage & large conifers to privatise the property, with a large lawned area including apple, holly and chestnut trees perfect space for entertaining and family living.

### Agents Notes

Please note that the AML fee covers 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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## Sandtoft Grange Cottage Idle Bank, Sandtoft Doncaster

- AVAILABLE WITH NO UPWARD CHAIN
- VIEWING BY APPOINTMENT ONLY
- Stunning Country House
- Original Features Throughout
- Incredible Open Views

Tenure: Freehold EPC Rating: E  
Council Tax Band: E

offers over

**£750,000**



Please note the marker reflects the  
postcode not the actual property

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