



Haig Crescent, Doncaster, South Yorkshire

Large rear garden with a side drive ensuring off-road parking for multiple cars | Spacious kitchen and lounge | Downstairs WC | Two large than average spacious double bedrooms and a large family bathroom | Close to a range of schools and local shops

Asking Price: **£135,000 (Guide Price)**

KW PLUS
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DESCRIPTION

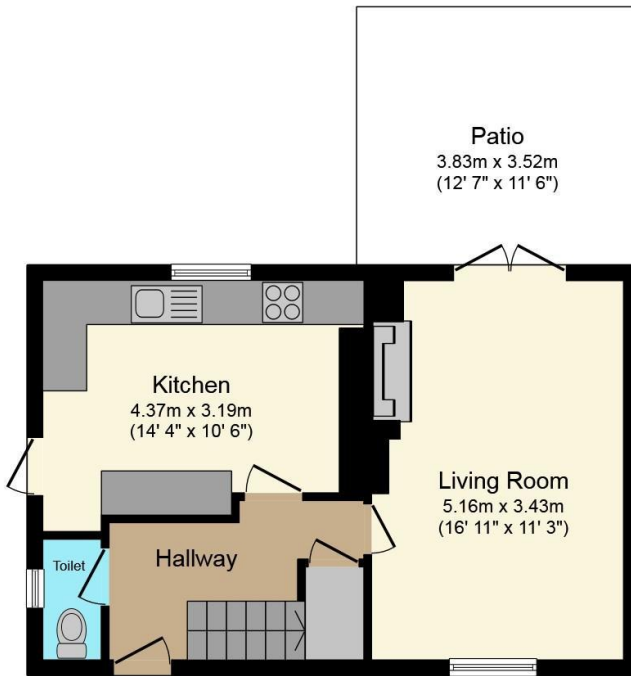
*****GUIDE PRICE £135,000 - £140,000***** As you approach, you'll be greeted by large iron gates securing the front, accompanied by a high bricked wall that ensures both privacy and security. It also benefits from having a single Garage. The entrance of the house is adorned with a lovely porch, sheltering a modern grey door that opens to reveal a warm and welcoming interior. Step inside to discover a simple yet timeless kitchen area, with lots of natural light that creates an inviting atmosphere and a separate handy downstairs toilet. The modern lounge, offers beautiful views of the well-maintained garden. Venturing upstairs, you'll find two generously sized bedrooms that provide ample space for relaxation and personalisation. The spacious bathroom offers a place to relax and unwind. Escape into the outdoor oasis that awaits you in the zoned garden. A stunning gazebo and decking area invite you to host and entertain, providing a perfect setting for gatherings with family and friends. The garden, enclosed for privacy, is a beautifully manicured space. Additional storage sheds contribute to the practicality of this outdoor area. This property is a perfect for first time buyers and small families. Don't miss the opportunity to make this lovely end terrace your new home.



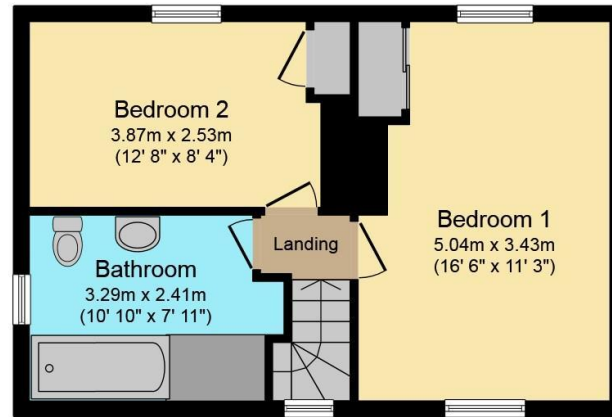


Energy Performance Certificate

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



Ground Floor



First Floor

Total floor area 81.5 m² (877 sq.ft.) approx

This plan is for illustration purposes only and may not be representative of the property. Plan not to scale. Powered by PropertyBox

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C		79
(55-68) D	55	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

DISCLAIMER

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

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to sell or let?

If you are thinking of selling your home or just curious to discover the value of your property, We would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of estate agents.



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OPENING HOURS

None