



Grangefield Avenue, Doncaster, South Yorkshire

Large Driveway and enclosed rear garden | Downstairs WC | Close to local shops and school | Spacious Kitchen

Asking Price: **£140,000 (Offers In Region Of)**

KW PLUS
KELLERWILLIAMS

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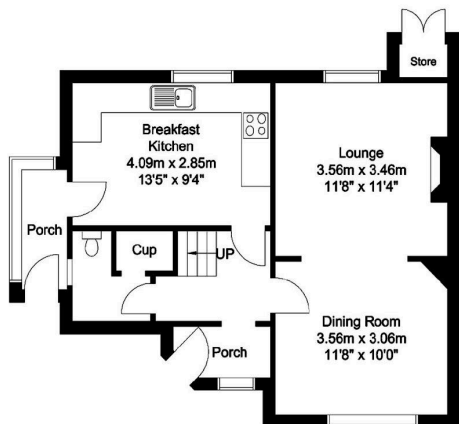
DESCRIPTION

🏠 Perfect Starter Home with Endless Potential! Welcome to your future sanctuary – a delightful 3-bedroom semi-detached residence boasting a spacious enclosed driveway, an undeveloped rear garden, and generously proportioned rooms, ideal for first-time buyers looking to make their mark. 🚗 Large Driveway: Park with ease in your expansive enclosed driveway, offering ample space for multiple vehicles, ensuring convenience and accessibility for you and your guests. 🌳 Rear Garden: Whether you're hosting outdoor gatherings or simply unwinding after a long day, this rear garden provides the perfect opportunity to unleash your inner gardener. 🍷 Spacious Living Room Diner: Entertain in style in your larger living room diner, bathed in natural light and offering a versatile space for relaxation and dining. With its blank canvas appeal, it's ready to be transformed into your dream entertaining area. 🛏 Light & Airy Bedrooms: Retreat to one of the three good-sized double bedrooms, boasting built-in storage and flooded with natural light, providing comfort for restful nights and lazy mornings. 🛁 Family Bathroom Oasis: Indulge in luxury in your family bathroom featuring a corner shower enclosure. 🚪 Expansive Kitchen: Channel your inner chef in the expanse of the kitchen, complete with ample worktop space overlooking the garden. With a recently fully plastered ceiling, it's a canvas awaiting your personal touch. 📍 Fabulous Location: Nestled in a sought-after location near schools and village amenities, enjoy the convenience of easy access to everything you need for modern living. Don't miss out on the opportunity to make this your forever home! Schedule a viewing today and start envisioning the endless possibilities that await you in this charming property. #StarterHome #BlankCanvas #FamilyLiving

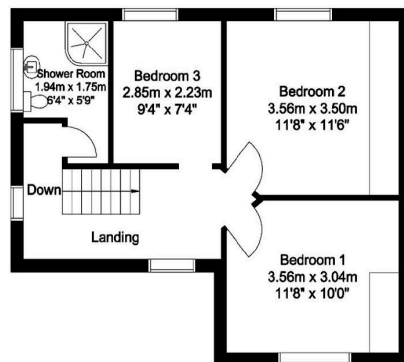




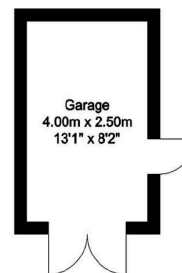
Ground Floor
49 sq m/527.43 sq ft
Approx.



First Floor
44 sq m/473.61 sq ft
Approx.

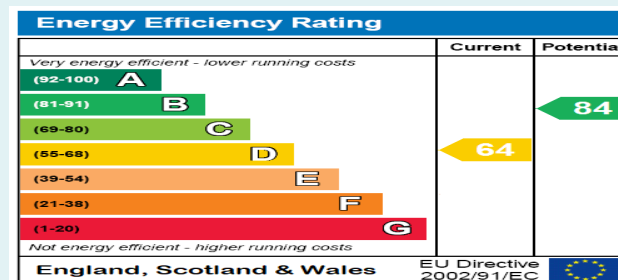


Outbuilding
10 sq m/107.63 sq ft
Approx.



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.



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.

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. CP Property Services @2024

Do you have a property
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