



East Lane, Stainforth Doncaster DN7 5DY

welcome to

East Lane, Stainforth Doncaster

Attention Investors! If you're looking for a property with heaps of potential look no further than East Lane! With ample living space, a popular location and easy access to local transport links and amenities! Call now to arrange your viewing!



Lounge

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

Dining Room

Comprising of a rear facing double glazed window, laminate floor covering, a central heating radiator, a storage space housing the boiler and stairs rising to the first floor.

Kitchen

The fitted kitchen, which includes wall and base units, features laminate floor covering, a central heating radiator and a single glazed rear facing window.

Landing

Including carpet floor covering.

Bedroom One

Featuring two front facing double glazed windows, carpet floor covering, fitted storage and a central heating radiator.

Bedroom Two

Comprising of a rear facing double glazed window, carpet floor covering and a central heating radiator.

Bathroom

Comprising of a bath with an over head shower, a central heating radiator, a wash hand basin and a rear facing double glazed window.

Rear Garden

Including a lawn space and a paved area.



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East Lane, Stainforth Doncaster

- £85,000
- Two Bed Mid Terrace Property.
- Ideal Investment Property.
- Popular Location
- Ample Living Space.

Tenure: Freehold EPC Rating: D
Council Tax Band: A

£85,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
HTF106435 - 0002

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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.



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