



Lockton Way, Conisbrough Doncaster DN12 3BA

welcome to

Lockton Way, Conisbrough Doncaster

THE KEY TO YOUR HEART - UNLOCKED - A stunning home in a prime location, close proximity to schools, shops & transport links. Contemporary throughout with downstairs W.C, 3 bedrooms plus dressing room, off-street parking & garage. NO CHAIN. A must-see to truly appreciate. CALL NOW!



Entrance Hallway

Having a staircase leading to the first floor, a central heating radiator and a window providing natural light.

Lounge

The modern style marble fire surround with a pebble-effect living flame electric fire creates a striking focal point. The room includes a double panel central heating radiator, multiple power points, ceiling coving and useful built-in recessed cupboards for storage.

Kitchen / Diner

A perfect space for entertaining.

The kitchen/diner offers a stunning contemporary finish, fitted with modern style contrasting grey shaker-style wall and base units and quartz work surfaces. Features include a 1½ bowl sink with mixer tap, tall unit housing the tilt-and-slide electric double oven, and a central island with breakfast bar incorporating the Neff induction hob and downdraft extractor. Integrated appliances include fridge, freezer and dishwasher, with under-floor heating adding comfort. A modern log-effect electric fire, ceramic tiled floor, lantern roof, Velux windows and Bluetooth ceiling speakers enhance the space. There is an under-stairs storage cupboard plumbed for a washing machine and housing the Logic combination boiler. Bi-fold doors open to the rear garden, with a full glazed UPVC side door for additional access.

Landing

Having a contemporary Glass and light oak balustrade. There is also a power point and a window providing natural light.

Bedroom One

Having fitted wardrobes with hanging rail and shelving providing plenty of hanging & storage space. There is also a central heating radiator, a window, a power point and ceiling down-lighters.

Bedroom Two

Having a central heating radiator, ceiling down-lighters. coving to the ceiling and a window to the front.

Dressing Room

The dressing room features a range of stylish, Coates Interior sliding-door fitted wardrobes offering hanging space, shelving and drawers. There is a central heating radiator, ceiling down-lighters and a glass and light-oak balustrade leading to Bedroom 3 on the 2nd floor.

Bathroom

A stylish & contemporary bathroom - fully tiled and features a modern style white suite comprising a shaped bath with waterfall shower mixer tap, vanity wash basin with waterfall mixer tap and a concealed-cistern low-flush W.C. An extractor fan, ceramic tiled floor and under-floor heating complete the space.

Bedroom Three

Fitted with a range of built-in wardrobes with hanging rail and shelving providing ample hanging & storage space. There is also a central heating radiator, ceiling down-lighters. Under-eaves storage and a skylight window.

Outside

The outside space offers a clean, low maintenance finish, with an open-plan lawned frontage. The rear is laid to Indian Stone paving and enclosed by brick walling and composite fencing. A semi-detached single garage provides power, lighting and a side courtesy door, with an external tap and power point completing the outdoor features.

Garage



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Lockton Way, Conisbrough Doncaster

- 3 bedroom semi-detached. EPC C. Council Tax B
- Highly sought after part of Conisbrough - excellently placed for amenities, schools, shops, transport links & motorway links
- Absolutely stunning throughout - contemporary & neutrally finished
- Downstairs W.C
- 3 bedrooms plus dressing / storage room

Tenure: Freehold EPC Rating: C

Council Tax Band: B

guide price

£200,000-£210,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
MXB119834 - 0002

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william h brown



01709 583267



mexborough@williamhbrown.co.uk



4 Main Street, MEXBOROUGH, South Yorkshire,
S64 9DW



[williamhbrown.co.uk](https://www.williamhbrown.co.uk)