



Park Avenue
Misterton, Doncaster

Offers in the Region of £400,000

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Generously Proportioned FOUR DOUBLE BEDROOM Detached Family Home

Property Overview

- Contemporary Open Plan Kitchen Diner with Central Island & Reputable Integrated Appliances
- Master Bedroom Complete with En Suite
- Three Further Bedrooms Benefitting from Fitted Furniture
- Private Driveway & Detached Double Garage Catering for Several Vehicles



We are pleased to present this generously proportioned FOUR DOUBLE BEDROOM detached family home, enjoying far reaching countryside views to the side elevation. Occupying a spacious corner plot and beautifully maintained throughout, the well appointed living accommodation briefly comprises a welcoming entrance hall, contemporary open plan kitchen diner, utility room, lounge, study, ground floor WC, master bedroom complete with en suite, three further bedrooms benefitting from fitted furniture, and a family bathroom. Externally, a private driveway and detached double garage cater for several vehicles, whilst a landscaped garden, tiered patio area and summer house, perfect for entertaining, reside to the rear. Positioned on a quiet cul-de-sac in the popular canalside village of Misterton, well regarded for its scenic bridleways and towpaths ideal for walking and cycling, this modern property boasts close proximity to a range of village amenities to include a Co-op, Post Office, Doctor's surgery, veterinary surgery, two bustling village pubs, and a number of takeaway services. The nearby market towns of Bawtry, Retford and Gainsborough are easily accessible via excellent commuter links, and offer a further wealth of everyday conveniences, recreational facilities and schools for all age groups, to include Queen Elizabeth's High School, which has most recently achieved a good Ofsted rating. Viewings are highly recommended to fully appreciate the plentiful accommodation and scenic setting being offered for sale.

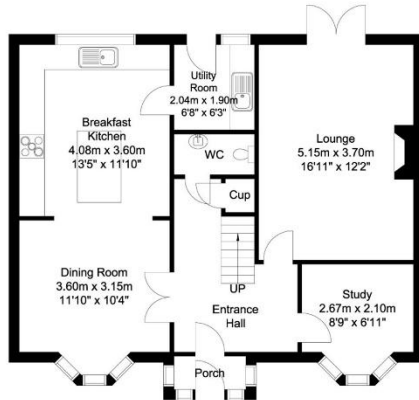
- Landscaped Rear Garden & Tiered Patio Area Overlooking Open Countryside
- Occupying a Spacious Corner Plot on a Quiet Cul-De-Sac in Misterton
- Easy Access to the Nearby Market Towns of Bawtry, Retford & Gainsborough
- Council Tax Band: E EPC Rating: C



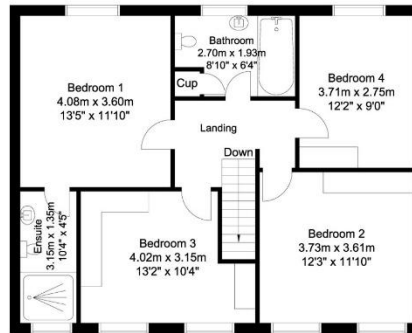
Road links are served by the A1 & A631 which offer greater transport links throughout the UK. Train stations are located in Retford & neighbouring towns, providing direct lines to London King's Cross & Edinburgh.



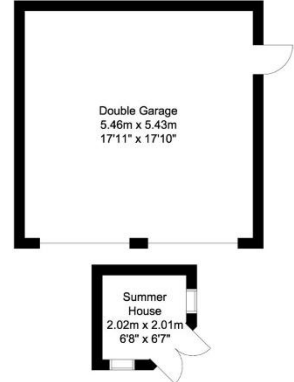
Ground Floor
72 sq m/775.00 sq ft
Approx.



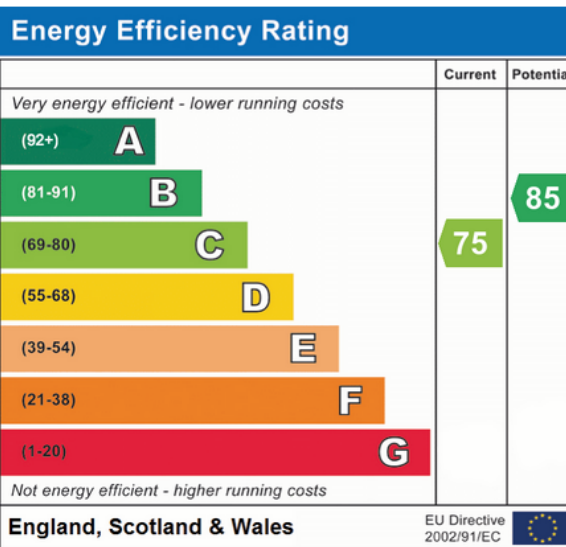
First Floor
69 sq m/742.70 sq ft
Approx.



Outbuildings
33 sq m/355.20 sq ft
Approx.



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 @2025



Tenure & Charges: Freehold- Vacant possession will be given upon completion

Selling your home?

If you are considering selling your home please contact us today for your no obligation free market appraisal.

Our dedicated and friendly team will assist you 6 days a week. Get in touch today!

Tel: 01777 566400



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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.