

4 Bedroom(s), Detached House, Freehold

Long Close, Bessacarr, Doncaster.



- 3D Virtual Tour Available
- Modern Breakfast Kitchen
- Dining Room
- Rear Enclosed Garden
- Popular Location in Bessacarr

- Four Bedroom Detached Family Home
- Lounge
- Family Bathroom
- Driveway and Garage

**Offers Around
£289,000
For Sale**

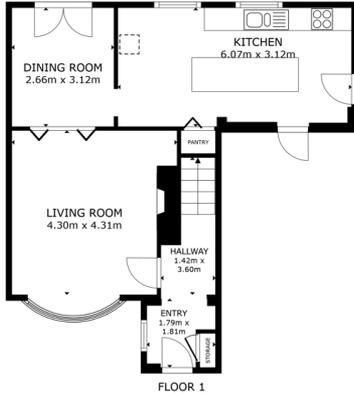
Book your viewing today Tel: 01302 247754

Owner's View

Situated in the highly sought-after area of Bessacarr, this 4-bedroom detached home on Long Close offers a perfect blend of space, comfort, and convenience. The property features a driveway and garage, providing ample parking, while the rear enclosed garden offers a private outdoor retreat. Inside, the home boasts a spacious lounge, a separate dining room, and a modern breakfast kitchen, ideal for family living and entertaining. Upstairs, there are four well-proportioned bedrooms and a family bathroom. A fantastic opportunity to own a well-presented home in a desirable location, close to local amenities, schools, and transport links.

Ground Floor

Floor Plan



GROSS INTERNAL AREA
FLOOR 1 35.3 sqm FLOOR 2 48.8 sqm
TOTAL 1 84.1 sqm
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



Entry



Dining Room



Breakfast Kitchen



Lounge



Master Bedroom



First Floor

Floor Plan



FLOOR 2

GROSS INTERNAL AREA
FLOOR 1 53.3 m² FLOOR 2 49.8 m²
TOTAL 103.1 m²
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



Bedroom



Bedroom



Bedroom



Family Bathroom



Externals

Front Aspect



Rear Garden



Property Information

- Council Tax Band - C
- Utilities - Mains Gas, Mains Electricity, Mains Water
- Water Meter - Yes
- Tenure - Freehold
- Solar Panels - No
- Space Heating System - Gas Boiler with radiators



Approximate Heating System Installation Date -

Water Heating System - Gas boiler (Combi)

Approximate Water Heating Installation Date -

Boiler Location - Garage

Approximate Electrical System Installation Date -

Permanent Loft Ladder - No

Loft Insulation - Yes

Loft Boarded out - No

Are you aware of any building defects, safety issues or hazards at the property? - No

Are you aware of any restrictions on the use of the property which would impact a buyer's general use of the property or land? For example, conservation area, listed building, rights of access, restricted covenants, etc. - No

Are you aware of any known risk to flooding at the property? - No

Are you aware of any planning permission or proposed development affecting the property or immediate locality? - No

Has the property been adapted, or benefit from any accessibility features? - Wet room/level access shower

Whilst every effort is made to ensure that the information contained in these particulars is reliable, they do not constitute or form part of an offer or any contract. The Property Hive accept no liability for the accuracy of the contents, and therefore they should be independently verified by prospective buyers or tenants before agreeing an offer. All measurements provided are approximate and should be verified before exchange of contracts. No appliances, fixtures or fittings have been tested and should be checked by the buyer before exchange of contracts to ensure they are in good working order.

Energy Performance Certificate

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B		82
(69-80) C	70	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales	EU Directive 2002/91/EC	