

**3 Bedroom(s), Terraced House, Freehold**

**Hampden Crescent, Lindholme, Doncaster.**



- 3D Virtual Tour Available
- Three Bedroom Terraced Family Home
- Lounge
- Family Bathroom with Separate W/C
- Front Garden

- No Chain
- Kitchen
- Utility Space
- Rear Enclosed Garden
- Local Amenities

**£130,000**  
**For Sale**

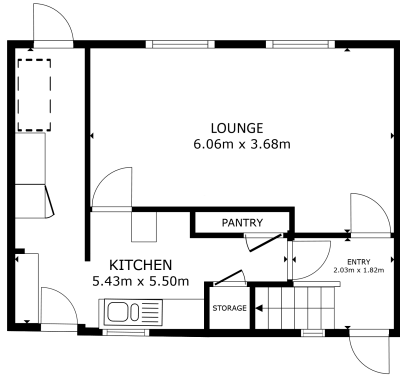
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## Owner's View

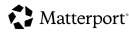
A good sized, solidly built, 3 Bedroom terraced house that we have owned for over 20 years. It is situated in a quiet area and has easy access to countryside walks. Newly painted and carpeted throughout. Modern bathroom and separate toilet.

## Ground Floor

### Floor Plan



GROSS INTERNAL AREA  
FLOOR 1: 42.2 m<sup>2</sup> FLOOR 2: 42.2 m<sup>2</sup>  
TOTAL: 84.3 m<sup>2</sup>  
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



Lounge



## Kitchen & Utility Space



## Hallway

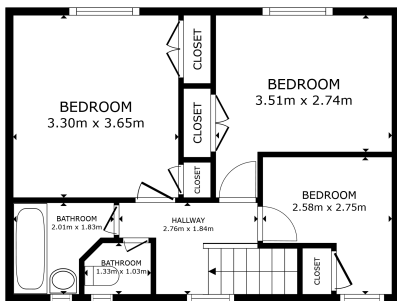


## Bedroom



## First Floor

### Floor Plan



FLOOR 2

GROSS INTERNAL AREA:  
 FLOOR 1: 62.2m<sup>2</sup> FLOOR 2: 45.2m<sup>2</sup>  
 TOTAL: 107.4m<sup>2</sup>  
 SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY



## Bedroom



## Master Bedroom



## Bathroom & Separate W/C



## Externals



## Front Aspect



Water Heating System - Gas boiler (Combi)

Approximate Water Heating Installation Date - 5/1/2023

Boiler Location - Upstairs bedroom cupboard

Approximate Electrical System Installation Date - 5/23/2023

Permanent Loft Ladder - No

Loft Insulation - Yes

Loft Boarded out - No

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.

## Rear Garden



## Property Information

Council Tax Band - A

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 - 5/1/2023

All measurements provided are approximate and should be verified before exchange of contracts. No appliances have been tested and should be checked to ensure they are in good working order.

## Energy Performance Certificate

