



Alexander Jacob  
estate agents & company



**Grange View**  
**Harworth, Doncaster**

**Offers in the Region of £215,000**

**Property & Estates Consulting**  
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# Grange View

## Harworth, Doncaster

Beautifully Presented TWO DOUBLE BEDROOM Detached Bungalow

### Property Overview

- Contemporary Bespoke Wardrobes to Both Bedrooms
- Generous Driveway Accommodating Several Vehicles & Handy Detached Garage Boasting Brand New Roof
- Newly Installed Outdoor CCTV Surveillance
- Southerly Aspect Rear Garden with Well Placed Patio Area & Garden Room
- Environmentally Friendly Solar Panels Significantly Reducing Running Costs
- Situated in the Heart of Harworth
- Council Tax Band: B EPC Rating: B

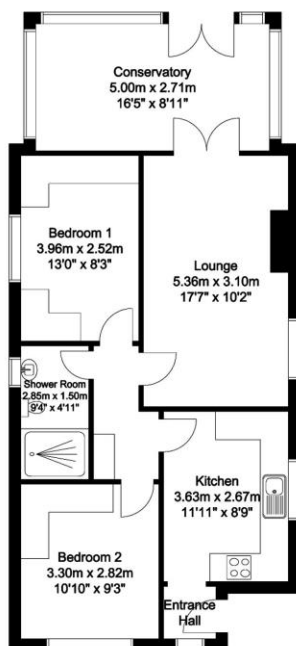


A fantastic opportunity to acquire a beautifully presented TWO DOUBLE BEDROOM detached bungalow. Measuring approximately 764 sq ft. and benefitting from new soffits, the well proportioned living accommodation briefly comprises of an entrance hall, kitchen, inner hallway, lounge, conservatory equipped with both heating and air conditioning, master bedroom, further double bedroom and a shower room. Outside, the frontage sees a generous driveway accommodating several vehicles leading to a handy detached garage with a brand new roof, both monitored by newly installed CCTV surveillance. Landscaped by the current owner, the Southerly aspect rear garden boasts a laid to lawn space bordered with a wealth of shrubs and planting, a well placed patio area and a recently purchased wooden garden room. Environmentally friendly solar panels to the roof significantly reduce running costs. Situated in the heart of Harworth, the plot benefits from everyday amenities, services, sports facilities and excellent commuter links within its locality, whilst the esteemed market town of Bawtry lies just a little further afield, hosting an array of wine bars, restaurants and boutiques, alongside regular open air markets. Viewings are highly recommended to fully appreciate the space and convenient setting being offered for sale.

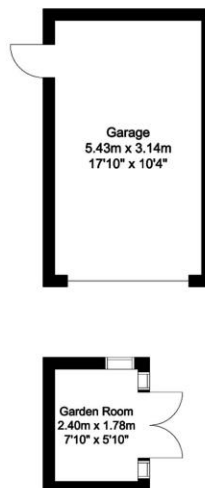
*Road links are served by the A1 & A631 which offer greater transport links throughout the UK. Retford Train Station provides a direct line to King's Cross in less than ninety minutes at selected times.*



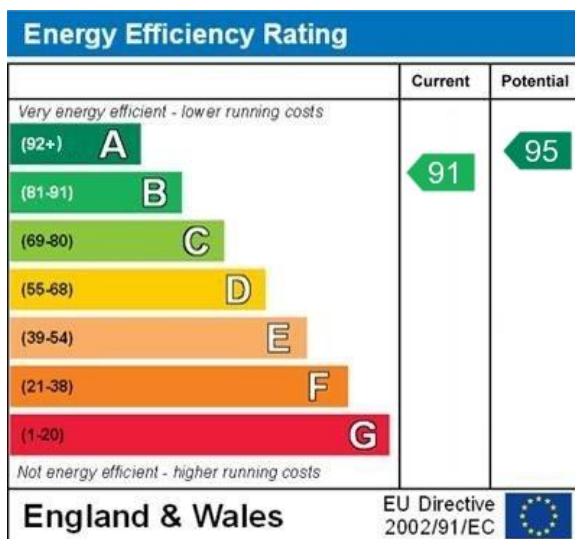
**Ground Floor**  
71 sq m/764.23 sq ft  
Approx.



**Outbuilding**  
21 sq m/226.04 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 @2023



**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.