

**4 Bedroom(s), Town House, Freehold**

**Lakeside Boulevard, Lakeside, Doncaster.**



- 3D Virtual Tour Available
- Four Bedroom Detached Three Storey Town House
- Utility Space
- Master Bedroom with En Suite Bathroom and Built In Wardrobes
- Garage and Allocated Parking

- No Chain
- Three En Suite Bathrooms
- Kitchen Diner with Balcony
- Lake Views
- Rear Enclosed Garden

**£279,999**  
**For Sale**

*Book your viewing today* Tel: 01302 247754

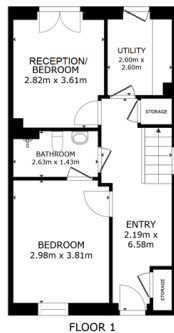


## Owner's View

Nestled in the prestigious Lakeside area of Doncaster, this stunning 3-storey, 4-bedroom detached townhouse boasts a prime location with picturesque lake views. This versatile home offers a blend of comfort, functionality, and style, perfect for families or professionals seeking a tranquil yet convenient lifestyle. This property offers the perfect combination of versatile living spaces, modern amenities, and an enviable location. Situated on Lakeside Boulevard, you'll be moments away from local amenities, schools, and transport links, making this an exceptional opportunity to secure your dream home.

## Ground Floor

### Floor Plan



GROSS INTERNAL AREA  
FLOOR 1 45.0 m<sup>2</sup> FLOOR 2 44.0 m<sup>2</sup> FLOOR 3 44.6 m<sup>2</sup>  
EXCLUDED AREA: BALCONY 16.8 m<sup>2</sup>  
TOTAL 134.6 m<sup>2</sup>

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY

Matterport



Bedroom with En Suite



## Bedroom/Reception Room



## Bedroom with En Suite



## Externals

## Front Aspect

## Property Information

Council Tax Band -

Utilities - Mains Gas, Mains Electricity, Mains Water

Water Meter -

Tenure -

Solar Panels -

Space Heating System -

Approximate Heating System Installation Date -

Water Heating System -

Approximate Water Heating Installation Date -

Boiler Location -

Approximate Electrical System Installation Date -

Permanent Loft Ladder -

Loft Insulation -

Loft Boarded out –

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? - 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.

## Energy Performance Certificate

