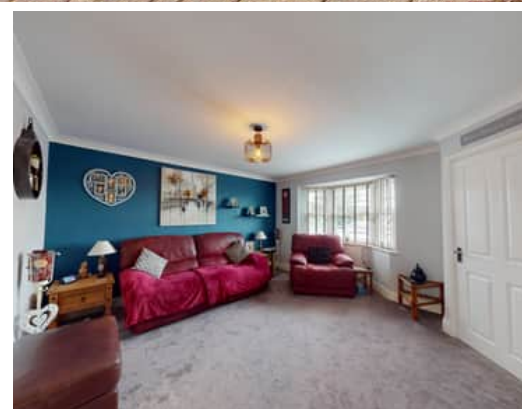


3 Bedroom(s), Semi-Detached House, Freehold

Broughton Cottages Broughton Road.



- 3D Virtual Tour Available
- Lounge
- Ground Floor Toilet
- En Suite Bathroom to Master Bedroom
- Gardens to the Front and Rear

- Modern Town House
- Open Plan Kitchen & Dining Room
- Three Bedrooms
- Family Bathroom
- Driveway

Offers in Region Of
£235,000
For Sale

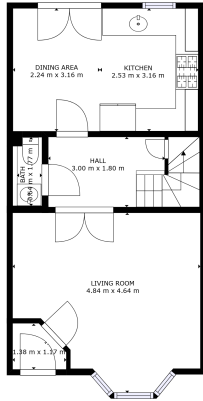
Book your viewing today Tel: 01302 247754

Owner's View

3D Virtual Tour Available- Take a closer, more detailed look around via our 3D Virtual Tour! Don't forget that you can also check availability for viewings online via a visit to our website... A deceptively spacious semi-detached house in one of Doncaster's most sought after areas. Close to shops, schools, public transport and many other local amenities.

Ground Floor

Floor Plan



FLOOR 1
TOTAL: 93 m2
FLOOR 1: 46 m2, FLOOR 2: 45 m2
SIZE AND DEPENDS ON DIMENSIONS, ACTUAL ONLY SHOWN



Open Plan Kitchen Diner



Inner Hallway



Lounge



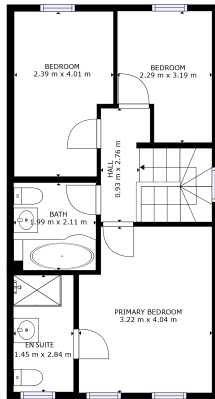
Ground Floor Toilet



Bedroom

First Floor

Floor Plan



TOTAL 91 m²
FLOOR 1: 46 m², FLOOR 2: 45 m²

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



Bedroom with En Suite



Bedroom





Family Bathroom



External

Front Garden



Rear Garden



Property Information Form

Council Tax Band - C

Utilities - Mains Gas, Mains Electricity, Mains Water

Water Meter - Yes

Average Annual Electricity Bills -

Average Annual Gas Bills -

Average Annual Water Bills -

Tenure - Freehold

Solar Panels - No

Space Heating System - Gas Boiler with radiators (Combi)

Approximate Heating System Installation Date - May 2022



We make it happen.

Tel: 01302 247754

Email: info@thepropertyhive.co.uk

Web: www.thepropertyhive.co.uk

Water Heating System - Gas combi boiler
Approximate Water Heating Installation Date - May 2022
Boiler Location - Cupboard under the stairs
Approximate Electrical System Installation Date -
Approximate Electrical System Test Date -
Fires/Heaters - None
Permanent Loft Ladder - No
Loft Insulation -Yes
Loft Boarded out - Yes

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.

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

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B		88
(69-80) C	74	
(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 