

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

Broughton Road, Bessacarr. DN4 7HN.



- 3D Virtual Tour Available
- Sought After Area in Bessacarr
- Family Bathroom
- Kitchen Diner
- Driveway Allowing for Off Road Parking

- Three Bedroom Semi-Detached Family Home
- Beautifully Presented and Modern Finishings Throughout
- En Suite to Master
- Downstairs W/C
- Storage Shed to the Rear

£245,000
For Sale

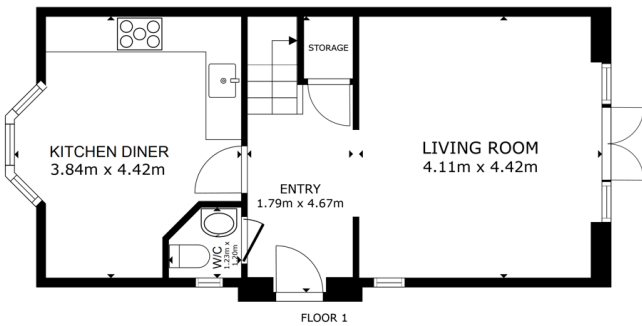
Book your viewing today Tel: 01302 247754

Owner's View

Nestled in the highly desirable area of Bessacarr, this private three-bedroom semi-detached home offers the perfect blend of tranquility and convenience. Surrounded by mature trees, the property enjoys a peaceful setting while remaining close to local amenities, excellent schools, and beautiful parks. The home features a spacious driveway with ample parking, a low-maintenance garden, and neutral décor throughout—providing the perfect canvas for new owners to make it their own. With its quiet location, picturesque surroundings, and easy access to everything you need, this property is an ideal choice for families, couples, or individuals looking to settle in one of the most sought-after areas. We will be very sad to leave Broughton Cottages, we have loved our time here.

Ground floor

Floor Plan



GROSS INTERNAL AREA
FLOOR 1: 42.8 m² FLOOR 2: 46.8 m²
TOTAL: 89.6 m²
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

Matterport

Entrance Hall



Kitchen Diner

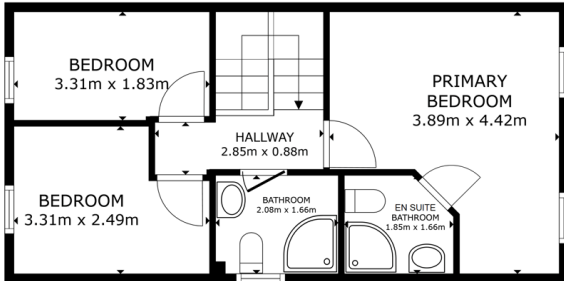


Lounge



First Floor

Floor Plan



FLOOR 2

GROSS INTERNAL AREA
FLOOR 1: 62.5 sqm FLOOR 2: 46.8 sqm
TOTAL: 109.3 sqm
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY



Master Bedroom and En Suite



Second Bedroom



Third Bedroom



Bathroom



External



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 - Kitchen Cupboard

Approximate Electrical System Installation Date -

Permanent Loft Ladder - Yes

Loft Insulation - Yes

Loft Boarded out - Yes

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



We make it happen.

Tel: 01302 247754

Email: info@thepropertyhive.co.uk

Web: www.thepropertyhive.co.uk

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

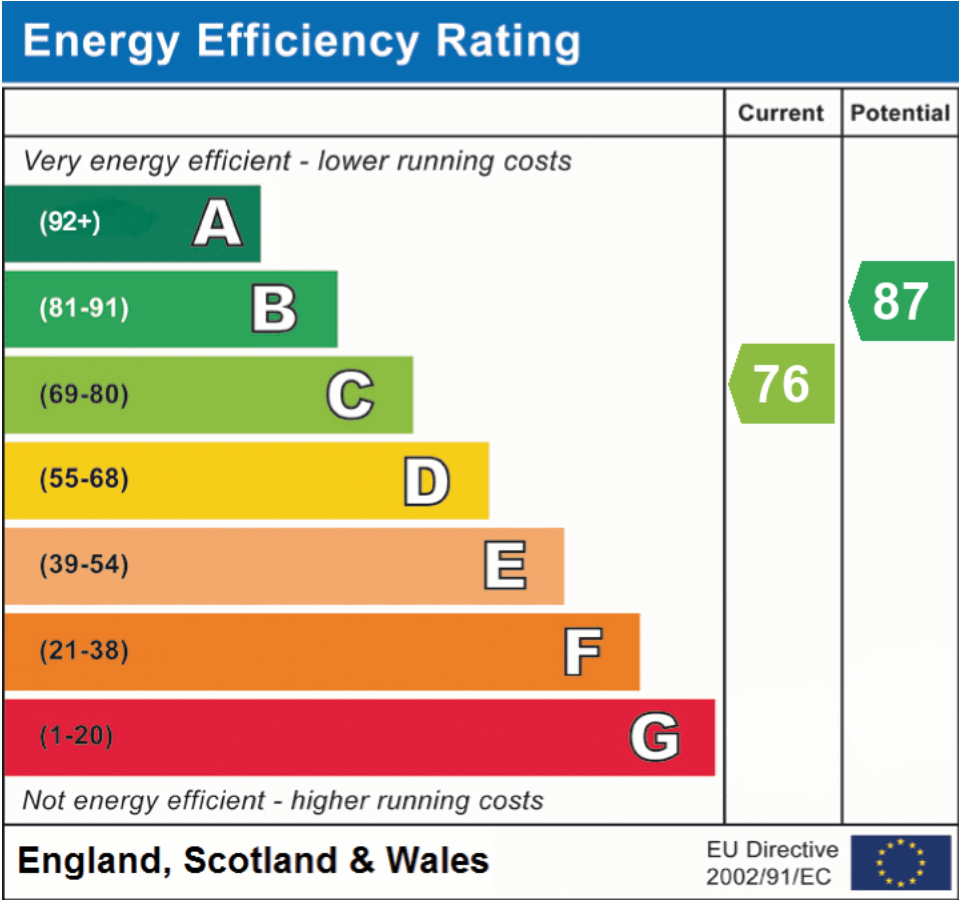
Are you aware of any planning permission or proposed development affecting the property or immediate locality? - No

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.

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Energy Performance Certificate



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