

3 Bedroom(s), Detached House,

Roxby Close, Bessacarr, Doncaster.



- No Chain
- Spacious Rear Enclosed Garden
- Lounge Diner with French Doors
- Garage with Utility Space
- Driveway For Secure Parking

- Three Bedroom Detached Family Home
- Annexe with Shower Room
- Kitchen
- Family Bathroom
- Sought After Location in Bessacarr

£289,999
For Sale

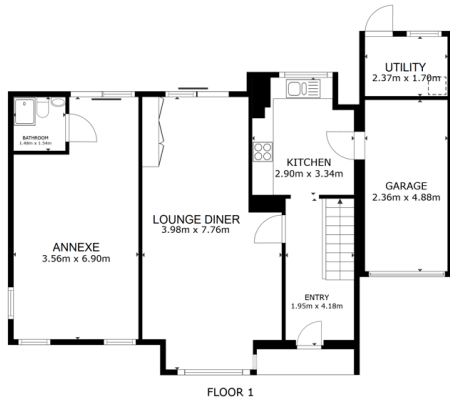
Book your viewing today Tel: 01302 247754

Owner's View

Nestled in the sought-after location of Roxby Close, Bessacarr, this delightful 3-bedroom detached house offers a perfect blend of comfort, functionality, and space. Ideal for families or professionals seeking a versatile home, this property is ready to impress. Located in the desirable area of Bessacarr, the property enjoys close proximity to local schools, shops, and transport links, offering the perfect balance of convenience and tranquility.

Ground Floor

Floor Plan



GROSS INTERNAL AREA
FLOOR 1: 75.34 sqm FLOOR 2: 45.0 sqm
ENCLOSURE AREA: GARAGE: 11.3 sqm VERANDA: 2.8 sqm
TOTAL: 137.8 sqm
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY

Matterport

Lounge Diner



Kitchen

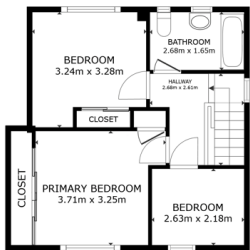


Utility



First Floor

Floor Plan



FLOOR 2

GROSS INTERNAL AREA
 FLOOR: 75.5 m² FLOOR: 242.8 m²
 EXCLUDED AREAS: GARAGE 12.0 m² VERANDA 2.0 m²
 TOTAL: 117.8 m²
 SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY



Master Bedroom



Bedroom



Bedroom



Family Bathroom



Separate Building

Games Room



Shower Room



Externals

Front Aspect



Rear Garden



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

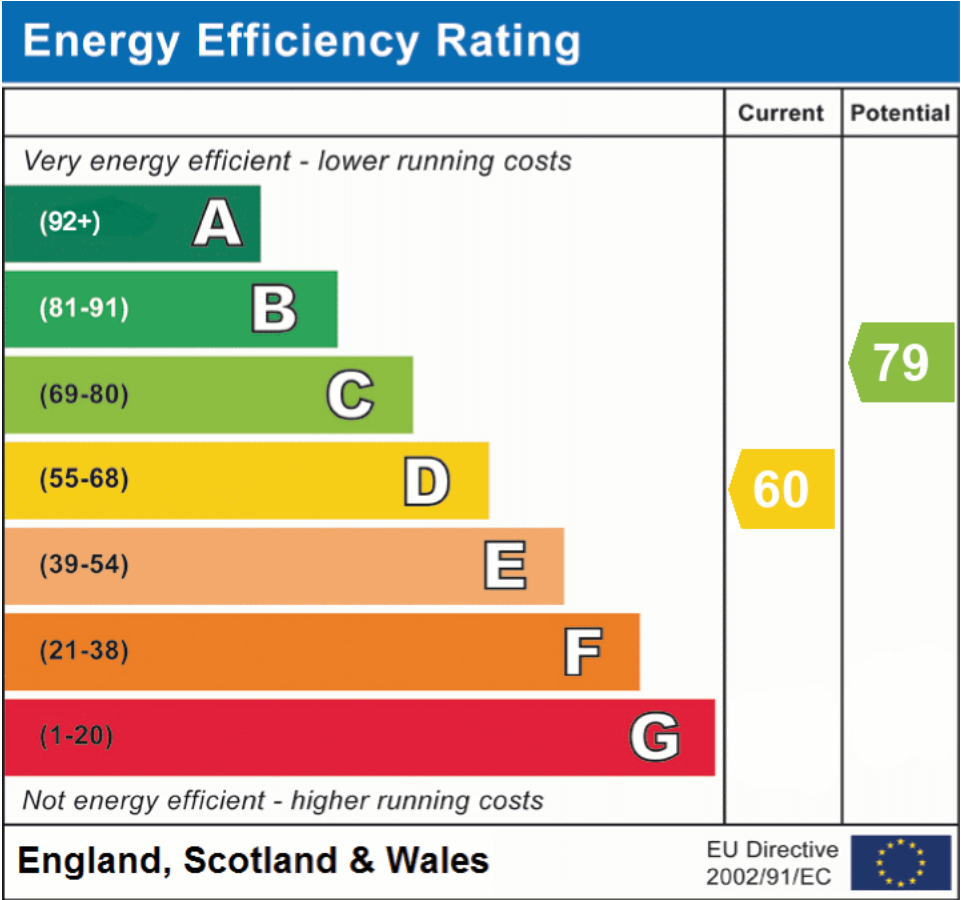
Are you aware of any known risk to flooding at the property? - No

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



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.