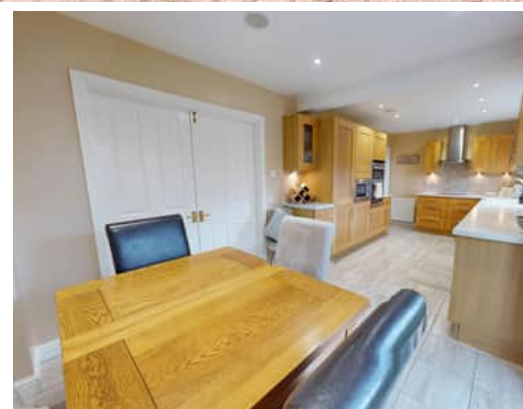


**3 Bedroom(s), Detached House, Freehold**

**Gatesbridge Park, Finningley, Doncaster.**



- 3D Virtual Tour Available
- Popular Location
- Three Bedroom Detached Family Home
- Kitchen Diner with Patio Doors
- Family bathroom

- Local Amenities and Transport Links
- Double Garage and Spacious Driveway
- Utility Room and Ground Floor W/C
- En suite to master bedroom
- Popular and Affluent Location

**£345,000**  
**For Sale**

*Book your viewing today* Tel: 01302 247754

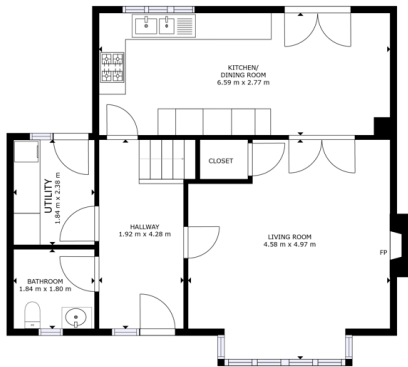


## Owner's View

Welcome to this beautifully presented 3-bedroom detached family home, nestled in the peaceful and sought-after location of Gatesbridge Park in Finningley. Set on a generous plot, the property boasts a double garage and a spacious driveway, offering ample off-road parking. To the rear, you'll find a private enclosed garden—ideal for families, relaxing or entertaining. Inside, the layout is both practical and stylish, featuring a bright lounge, a kitchen diner, utility room, and a convenient ground floor W/C. Upstairs, there are three bedrooms, including a master with en suite, and a family bathroom. Located in a tranquil area with excellent access to local amenities, schools and transport links, this lovely home is perfect for growing families or those looking for a quiet lifestyle with great connectivity. Early viewing is highly recommended.

## Ground Floor

### Floor Plan



FLOOR 1

GRAND TOTAL AREA  
FLOOR 1: 17.74 m<sup>2</sup> FLOOR 2: 46 m<sup>2</sup>  
TOTAL: 63.74 m<sup>2</sup>  
SIZES AND DIMENSIONS ARE APPROXIMATE. ACTUAL MAY VARY.

Matterport

### Entry



### Kitchen Diner



### Lounge





## Utility

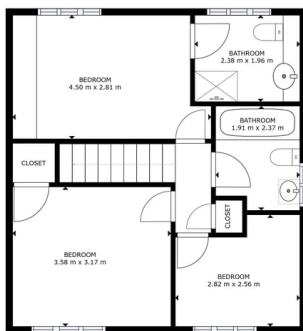


## W/C



## First Floor

### Floor Plan



FLOOR 2

GRAND TOTAL AREA:  
FLOOR 1: 27.41 m<sup>2</sup>, FLOOR 2: 46.41 m<sup>2</sup>  
TOTAL: 73.82 m<sup>2</sup>  
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY

Matterport

## Master Bedroom and En Suite



## Bedroom







**Bedroom**



**Family Bathroom**



**Externals**

**Front Aspect**



**Rear Garden**



**Property Information**

Council Tax Band - D

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 (Hot Water Tank)





# We make it happen.

Tel: 01302 247754

Email: [info@thepropertyhive.co.uk](mailto:info@thepropertyhive.co.uk)

Web: [www.thepropertyhive.co.uk](http://www.thepropertyhive.co.uk)

Approximate Water Heating Installation Date -

Boiler Location - Garage

Approximate Electrical System Installation Date -

Permanent Loft Ladder - No

Loft Insulation - Yes

Loft Boarded out – 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