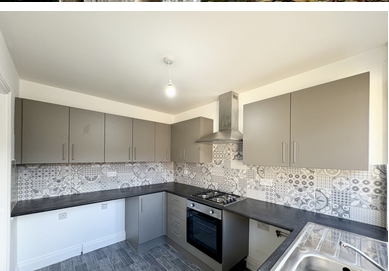


Anson Grove
Auckley
DN9 3QN
01302 867888



Fowler Crescent, Doncaster
£155,000

Welcome to this charming 4-bedroom terraced house located in the friendly and well-established community of New Rossington. This delightful family home has been refurbished throughout with new carpets, flooring and brand new fitted kitchen. The property offers a perfect blend of comfort, space, and convenience, ideal for those seeking a warm and inviting place to call their own. Positioned close to local amenities, schools, and excellent transport links, this property is sure to appeal to growing families and professionals alike. Arrange a viewing today and experience all that it has to offer firsthand. Contact 3Keys Property for details 01302 867888.

- 4 BEDROOM END TERRACE PROPERTY
- BATHROOM TO GROUND FLOOR WITH SHOWER OVER BATH
- NO ONWARD CHAIN OFFERED WITH VACANT POSSESSION
- DRIVEWAY WITH PARKING
- PERFECT OPPORTUNITY FOR AN INVESTOR OR FTB
- REFURBISHED WITH NEW CARPETS, FLOORING AND KITCHEN
- LARGE DETACHED GARAGE WITH POTENTIAL TO ADD GARAGE DOOR
- FULLY ENCLOSED REAR GARDEN WITH PATIO
- LOCATED CLOSE TO LOCAL AMENITIES AND ACCESS TO MOTORWAY NETWORK

PROPERTY DESCRIPTION

Welcome to this charming 4-bedroom terraced house located in the friendly and well-established community of New Rossington. This delightful family home has been refurbished throughout with new carpets, flooring and brand new fitted kitchen. The property offers a perfect blend of comfort, space, and convenience, ideal for those seeking a warm and inviting place to call their own. Positioned close to local amenities, schools, and excellent transport links, this property is sure to appeal to growing families and professionals alike.

Step inside to discover two generous reception rooms, each designed to provide versatile living spaces that can easily adapt to your lifestyle needs. Whether you're hosting guests in the spacious living room or enjoying quiet cosy evenings in the separate dining area, these rooms offer plenty of natural light and a welcoming atmosphere. The well-proportioned layout enables smooth flow throughout the ground floor, enhancing the sense of space and making entertaining effortless.

The new fitted kitchen is thoughtfully arranged and featuring ample storage and countertop space to create your ideal cooking environment with integrated oven, hob and extractor hood. There is plumbing for the washing machine and space for a fridge freezer. Large window allows daylight to flood in, creating a bright and airy place to prepare meals and enjoy casual dining.

Adjacent to the kitchen, you will find practical access to the rear garden and large detached garage. The garden is perfect for outdoor activities or simply relaxing in a private outdoor space.

The ground floor bathroom is well-appointed and thoughtfully designed, featuring modern fittings and fixtures that ensure convenience and style for the whole family. Fully tiled with a bath tub and shower over, hand basin and wc, there is also a large storage cupboard and vinyl floor covering.

Upstairs, you'll find a spacious landing that leads to four comfortable bedrooms, each offering generous proportions and flexible use, whether for sleeping, working from home, or hobbies. These rooms provide plenty of space for children, guests, or if desired, extra storage. each bedroom has fitted carpet, single pendant light fitting and radiator.

Outside, the property benefits from a manageable garden space to the front and rear, ideal for gardening enthusiasts or for creating a safe play area for children. The end terraced layout also comes with off-street parking, providing ease and convenience for residents and visitors alike with a large detached garage with pedestrian door to the rear. There is a lintel to the garage so a garage door can be fitted if desired. Located in New Rossington, the property offers close proximity to the village Centre, local shops, and public transport links to Doncaster and beyond, making it an excellent choice for commuters.

This four-bedroom end terraced house is a fantastic opportunity to secure a comfortable and spacious family home in New Rossington. With its versatile living areas, ample bedrooms, and convenient location, it represents excellent value in today's property market. Don't miss the chance to make this welcoming house your new home – arrange a viewing today and experience all that it has to offer firsthand. Contact 3Keys Property for details 01302 867888.

ENTRANCE HALL

LOUNGE

3.34m x 4.73m (10' 11" x 15' 6") MAXIMUM MEASUREMENT

DINING ROOM

3.48m x 4.04m (11' 5" x 13' 3") MAXIMUM MEASUREMENT

BATHROOM

1.81m x 3.93m (5' 11" x 12' 11")

KITCHEN

2.26m x 3.04m (7' 5" x 10' 0")

FIRST FLOOR

LANDING

BEDROOM 1

2.96m x 4.27m (9' 9" x 14' 0") MAXIMUM MEASUREMENT

BEDROOM 2

3.14m x 3.56m (10' 4" x 11' 8")

BEDROOM 3

2.90m x 3.38m (9' 6" x 11' 1") MAXIMUM MEASUREMENT

BEDROOM 4

2.24m x 2.28m (7' 4" x 7' 6")

GARAGE

2.96m x 5.75m (9' 9" x 18' 10")

ADDITIONAL INFORMATION

Council Tax Band – A
EPC rating – D
Tenure – FREEHOLD
Heating System - COMBI BOILER - APPROX 10 YEARS OLD
Loft - NO FIXED LADDER

DISCLAIMER

Whilst every care has been taken in the preparation of this leaflet, if there are any points upon which you are relying, please confirm them with the vendor before viewing or especially before making an offer. We cannot guarantee that the information is correct and if any items are important to you, you must ask us to produce the evidence you require before viewing or making an offer, and especially ask your solicitor to make these checks before exchanging contracts. Please also remember that measurements may have been taken using an electronic tape measure. They, like any distances mentioned are for guidance only and should under no circumstances be relied upon. Please note that none of the services or appliances connected to or fitted within this property have been tested, and purchasers are advised to make their own checks where necessary. No guarantee can be given that they are in working order. We have not check rights of way, footpaths, covenants, easements, wayleaves, nor existing or proposed planning permissions or building regulations concerning this property or the surrounding area. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included in the sale.

Offer Procedure

To make an offer on this property, simply telephone or call into our office and supply us with the relevant details which will be passed on to our vendor client. In order to advise our client regarding any offer received, we will need to establish your ability to proceed, which will include financial qualification by an Independent Financial Advisor, in confidence, in order that we may discharge our responsibility. We also have an obligation under Money Laundering Laws to check all prospective purchasers' identification.



Whilst every attempt has been made to ensure the accuracy of the floorplans contained herein, measurements of plans, windows, rooms and any other items are approximate and it is recommended to verify any measurements in the property. We do not have the right to provide any and cannot be held responsible for any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee can be made regarding their operation or efficiency can be given.
Made with Metaphor 02025