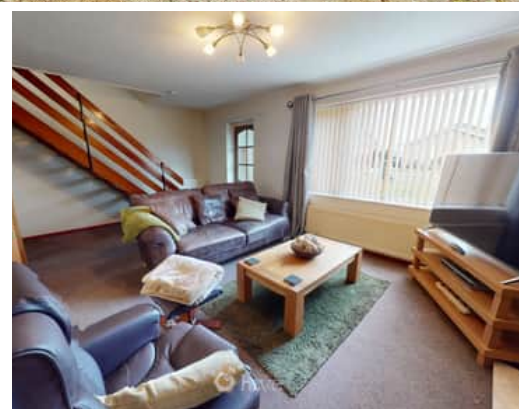


**3 Bedroom(s), Detached House, To be Advised**

**Hindburn Close, Bessacarr, Doncaster.**



- 3D Virtual Tour Available
- Three Bedroom Detached Family Home
- Two Reception Rooms
- Family Bathroom
- Driveway and Garage

- No Chain
- Breakfast Kitchen
- Conservatory
- Rear Enclosed Garden
- Local Amenities, Schools and Transport Links

**£285,000**  
**For Sale**

*Book your viewing today* Tel: 01302 247754

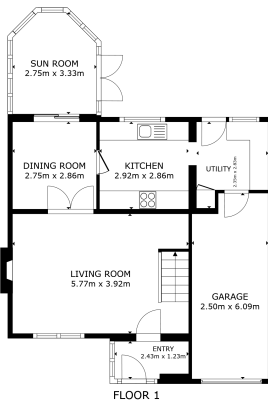


## Owner's View

A well-proportioned three-bedroom detached home tucked away on the popular Hindburn Close in Bessacarr, offered for sale with no onward chain. The ground floor offers generous and versatile living space, including a spacious lounge, separate dining room, and a bright conservatory overlooking the rear garden. The breakfast kitchen provides a practical and sociable layout, ideal for everyday family life. Upstairs, the property features three good-sized bedrooms served by a family bathroom. Externally, the home benefits from a rear enclosed garden, perfect for relaxing or entertaining, along with a driveway and garage providing ample off-street parking and storage. Situated in a quiet residential cul-de-sac within easy reach of local amenities, schools, and transport links, this property offers a fantastic opportunity for families and buyers looking to put their own stamp on a detached home in a sought-after location.

## Ground Floor

### Floor Plan



GROSS INTERNAL AREA  
FLOOR 1: 39.0 sq m FLOOR 2: 20.8 sq m  
ENCLOSURE AREA: GARAGE: 15.4 sq m  
TOTAL: 54.2 sq m  
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY



## Breakfast Kitchen



## Dining Room



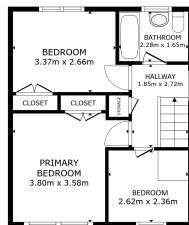


## Conservatory



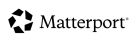
## First Floor

### Floor Plan



FLOOR 2

GROSS INTERNAL AREA  
FLOOR 1: 59.0 m<sup>2</sup> FLOOR 2: 39.8 m<sup>2</sup>  
ENCLOSURE AREAS: GARAGE: 14.6 m<sup>2</sup>  
TOTAL: 107.7 m<sup>2</sup>  
SIZES AND CONVERSIONS ARE APPROXIMATE, ACTUAL MAY VARY



## Master Bedroom



## Bedroom



## Bedroom







**Family Bathroom**



**Externals**

**Front Aspect**



**Rear Garden**



## Property Information

Council Tax Band - C

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 -

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

