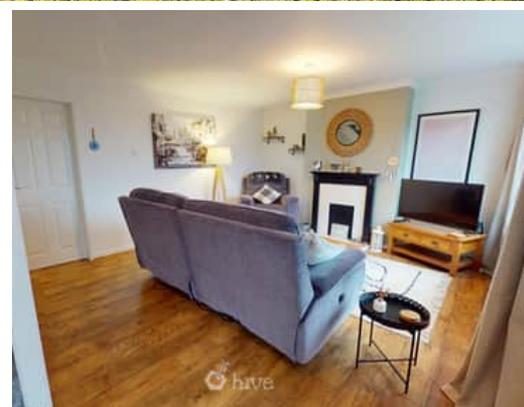


3 Bedroom(s), Semi-Detached House, Freehold

Cantley Manor Avenue, Cantley, Doncaster.



- 3D Virtual Tour Available
- Lounge
- Family Bathroom
- Driveway
- Local Amenities, Schools and Transport Links

- Three Bedroom Semi Detached Family Home
- Kitchen Diner
- Rear Enclosed Garden
- Garage

£215,000

For Sale

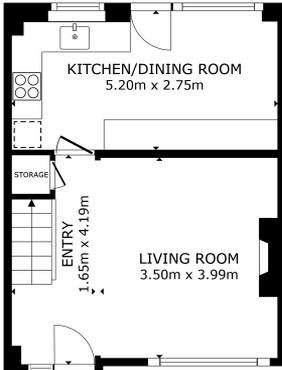
Book your viewing today Tel: 01302 247754

Owner's View

The location is fantastic with having the children's park and local shop around the corner - I often walk there for necessities. I have always felt very safe here with fantastic neighbours and a lovely sense of community. We have many green spaces near by including the woods near Hatchell Wood school which we regularly visit in the summer for walks.

Ground Floor

Floor Plan



GROSS INTERNAL AREA
FLOOR 1: 36.3 m² FLOOR 2: 28.7 m²
TOTAL: 65.0 m²
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



Lounge

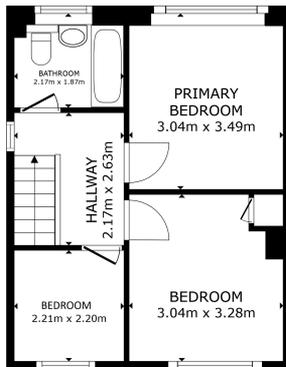


Kitchen Diner



First Floor

Floor Plan



FLOOR 2

GROSS INTERNAL AREA
FLOOR 1: 36.5 m² FLOOR 2: 36.7 m²
TOTAL: 73.2 m²
SIZE AND CONSTRUCTION ARE APPROXIMATE, ACTUAL MAY VARY.



Bedroom



Family Bathroom



Master Bedroom



Externals

Front Aspect



Bedroom



Rear Garden



Approximate Electrical System Installation Date -

Permanent Loft Ladder - Yes

Loft Insulation - Yes

Loft Boarded out - Yes

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.

Property Information

Council Tax Band - B

Utilities - Mains Gas, Mains Electricity, Mains Water

Water Meter - No

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 - Attic

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.

Energy Performance Certificate

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B		86
(69-80) C		
(55-68) D	61	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales		EU Directive 2002/91/EC 