

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

Liverpool Avenue, Wheatley.



- 3D Virtual Tour Available
- Lounge
- Three Bedrooms
- Detached Garage and Driveway Allowing for Off Road Parking
- Modern Kitchen Diner
- Conservatory
- Shower Room
- Front And Rear Enclosed Gardens

£175,000
For Sale

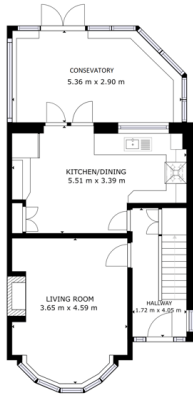
Book your viewing today Tel: 01302 247754

Owner's View

3D Virtual Tour Available- Take a closer, more detailed look around via our 3D Virtual Tour! Don't forget that you can also check availability for viewings online via a visit to our website... We have lived here for the last 45 Years and its been a lovely family home. We have a lovely sunny south facing back garden. We are well situated near to parks, Wheatley park retail centre, Doncaster hospital and the town centre

Ground Floor

Floor Plan



Matterport



Lounge



Kitchen Diner

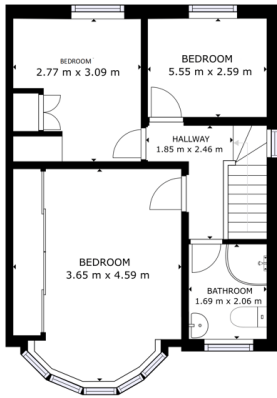


Conservatory



First Floor

Floor Plan



Matterport

Bedroom



Shower Room



Bedroom



External

Front Aspect



Bedroom



Rear Garden



Property Information

Council Tax Band - A

Utilities - Mains Gas, Mains Electricity, Mains Water

Water Meter - Yes

Average Annual Electricity Bills - £1200

Average Annual Gas Bills - £700

Average Annual Water Bills - £370

Tenure - Freehold

Solar Panels - No

Space Heating System - Gas Boiler with radiators (Combi)

Approximate Heating System Installation Date - 12years +

Water Heating System - Gas combi boiler

Approximate Water Heating Installation Date - 12years +

Boiler Location - kitchen

Approximate Electrical System Installation Date - mostly 1980 and updated in parts since

Approximate Electrical System Test Date - 2008

Fires/Heaters - Electric

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.

Energy Performance Certificate

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B		82
(69-80) C		
(55-68) D	67	
(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	