

3 Bedroom(s), Town House, Freehold

Buttermere Crescent, Lakeside.



- 3D Virtual Tour Available
- Spacious Kitchen Diner
- Ground Floor Toilet
- En-Suite to Master and Family Bathroom
- Integral Garage with Electric Door

- Well Presented Family Home
- Bright and Airy Lounge with Balcony
- Three Double Bedrooms
- Well Stocked Rear Garden
- Parking for Two Cars to the Front

£280,000

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 are reluctant to sell our home, however, we are looking to downsize to a bungalow.

We have loved the location, close to many amenities, The Dome, Doncaster Racecourse, Supermarkets and great access to the Motorways. We have lovely neighbours who will be miss greatly.

Ground Floor

Floor Plan



GROSS INTERNAL AREA
FLOOR 1 34.5 m² FLOOR 2 40.0 m² FLOOR 3 40.0 m²
EXCLUDED AREA: SHED 8.0 m² GARAGE 15.0 m²
TOTAL: 115.5 m²

Matterport



Ground Floor W/C



First Floor

Floor Plan



GROSS INTERNAL AREA
FLOOR 1 34.5 m² FLOOR 2 40.0 m² FLOOR 3 40.0 m²
EXCLUDED AREA: SHED 8.0 m² GARAGE 15.0 m²
TOTAL: 115.5 m²

Matterport

Entrance Hall



Kitchen Diner



Lounge



Bedroom



Family Bathroom



Second Floor

Floor Plan



FLOOR 3



GROSS INTERNAL AREA
FLOOR 3 34.5 m² FLOOR 2 40.0 m² FLOOR 1 40.0 m²
EXCLUDED AREAS: - STAIRS 0.0 m² GARAGE 15.0 m²
TOTAL: 115.5 m²



Master Bedroom With En Suite



Bedroom

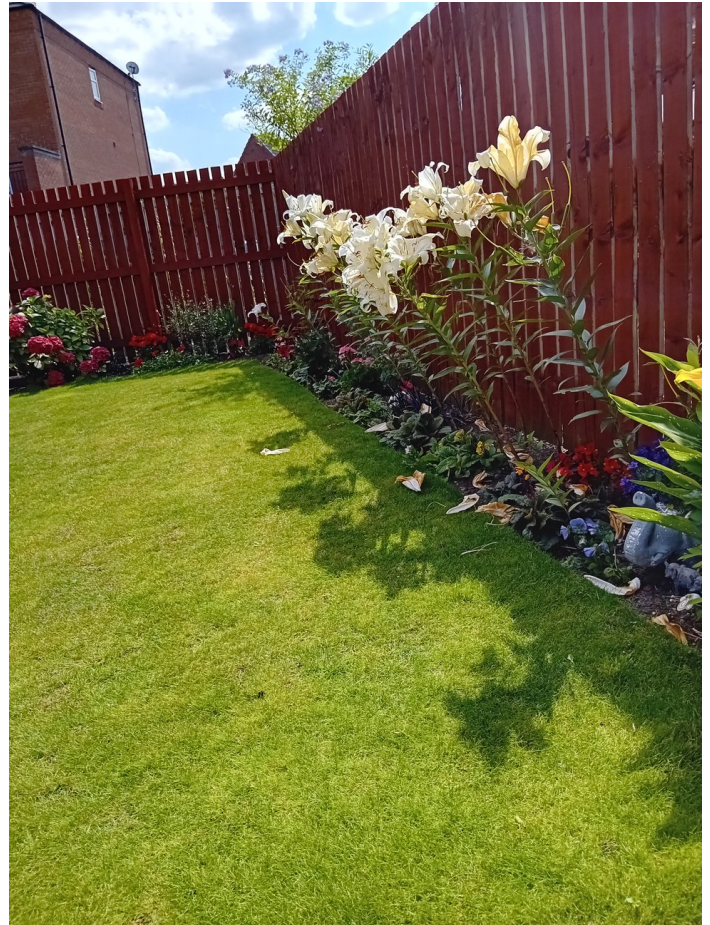


External

Front Garden



Rear Garden



Property Information

Council Tax Band - D
 Utilities - Mains Gas, Mains Electricity, Mains Water
 Water Meter - Yes
 Average Annual Electricity Bills -
 Average Annual Gas Bills -
 Average Annual Water Bills - £240
 Tenure - Freehold
 Solar Panels - No
 Space Heating System - Gas Boiler with radiators
 Approximate Heating System Installation Date - 2015



Water Heating System - Gas boiler with tank

Approximate Water Heating Installation Date - 2015

Boiler Location - In the kitchen

Approximate Electrical System Installation Date - 2015

Approximate Electrical System Test Date -

Fires/Heaters - None

Permanent Loft Ladder - No

Loft Insulation - Yes

Loft Boarded out - Partially

Are you aware of any building defects, safety issues or hazards at the property? - No

Are you aware of any restrictions on the use of the property which would impact a buyer's general use of the property or land? For example, conservation area, listed building, rights of access, restricted covenants, etc. - No

Are you aware of any known risk to flooding at the property? - No

Are you aware of any planning permission or proposed development affecting the property or immediate locality? - No

Has the property been adapted, or benefit from any accessibility features? - 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.

Energy Performance Certificate

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		93
(81-91) B	84	
(69-80) C		
(55-68) D		
(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	