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Oxton Drive, Warmsworth, Doncaster, DN4 9PN
Offers Around £179,950

3 BEDROOM SEMI DETACHED HOUSE / POPULAR CUL-DE-SAC IN WARMSWORTH / NICE CORNER POSITION / LONG DRIVEWAY AND GARAGE / GAS CENTRAL HEATING / DOUBLE GLAZING / IN NEED OF SOME GENERAL UPDATING / PRICED TO SELL //

A traditional style 3 bedroom semi-detached house located on this popular cul-de-sac within Warmsworth village. The property has a gas radiator central heating system via a combination type boiler, pvc double glazing and briefly comprises: Entrance hall with stairs to first floor, open plan lounge and dining room with a door onto the rear garden, kitchen with pantry style cupboard off. First Floor Landing, 3 bedrooms including 2 very good sized doubles, bathroom with shower. Corner gardens, a long side driveway and a detached brick garage. It is well placed with access to amenities within Warmsworth village including access to the motorway network via the A1. PRICED TO SELL. INTERNAL VIEWING RECOMMENDED.

ACCOMMODATION

A brick portico gives shelter to pvc double glazed entrance door with matching side screens.

ENTRANCE HALL

This has a staircase leading to the first floor accommodation, a central heating radiator, a ceiling light and a smoke alarm.

OPEN PLAN LOUNGE & DINING ROOM

24'9" x 9'7" (7.54m x 2.92m)

The lounge area is a good size square shape, it has a broad pvc double glazed window to the front, a feature fireplace with gas fire inset. This opens directly into the dining area where there is a pvc double glazed door, with matching side windows and therefore allows the room a good amount of natural light. There is a central heating radiator, coving and a central ceiling light.

KITCHEN

11'3" x 8'6" (3.43m x 2.59m)

This is fitted with a range of high and low level units. There is a four ring electric hob, an extractor hood, an integrated oven. It has two pvc double glazed windows, pvc double glazed exterior door, tiled flooring, a ceiling light, a double panel central heating radiator, a smoke and heat alarm. There is also a built in understairs pantry style cupboard which has a pvc double glazed window and shelving.

FIRST FLOOR LANDING

This has a pvc double glazed window to the side, an access point into the loft space and doors to the bedrooms and bathroom.

BEDROOM 1 FRONT

13'0" x 11'3" (3.96m x 3.43m)

A large double bedroom which has a pvc double glazed window to the front, a central heating radiator, fitted bedroom furniture, a ceiling light and coving.

BEDROOM 2 REAR

11'3" x 11'3" (3.43m x 3.43m)

A second double bedroom, it has a pvc double glazed window to the rear, a central heating radiator, coving and a ceiling light.

BEDROOM 3 FRONT

8'6" max x 7'1" max (2.59m max x 2.16m max)

A single sized bedroom, there is a pvc double glazed window to the front, a central heating radiator and a ceiling light.

HOUSE BATHROOM

7'0" x 6'6" (2.13m x 1.98m)

This is fitted with a suite that comprises of a panelled bath, a pedestal wash hand basin and low flush wc. There is a mains plumbed shower over the bath, a pvc double glazed window, a ceiling light and a built in cupboard which houses a gas fired combination type boiler which supplies domestic hot water and central heating systems.

OUTSIDE

The property stands on a corner plot, the front and side is mainly lawned, there is brick walling and fencing to the perimeter, several maturing shrubs, plants and trees providing privacy. A gated side drive provides ample car standing and in turn leads to a detached brick garage with a metal up and over door, power and light laid on. The rear garden is triangular shape, mainly concrete providing a low maintenance

rear garden, space for garden table and chairs. External water.

AGENTS NOTES:

TENURE - FREEHOLD.

SERVICES - All mains services are connected.

DOUBLE GLAZING - PVC double glazing, where stated. Age of units various.

HEATING - Gas radiator central heating. Age of boiler TBC.

COUNCIL TAX - Band B

BROADBAND - Ultrafast broadband is available with download speeds of up to xxxx mbps and upload speeds of up to xxxx mbps.

MOBILE COVERAGE - Coverage is available with EE, Three, 02 and Vodafone.

VIEWING - By prior telephone appointment with horton knights estate agents.

MEASUREMENTS - Please note all measurements are approximate and for guidance purposes only, with a six inch tolerance. Therefore please do NOT rely upon them for carpet measurements, furniture and the like. Similarly, the floor plan is designed as a visual reference and is NOT a scale drawing.

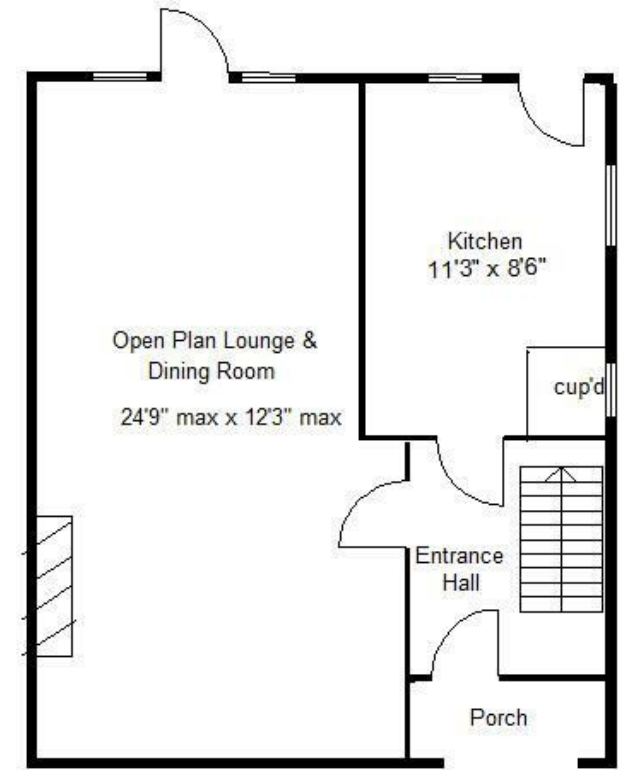
PROPERTY PARTICULARS - We endeavour to make our property particulars accurate and reliable,

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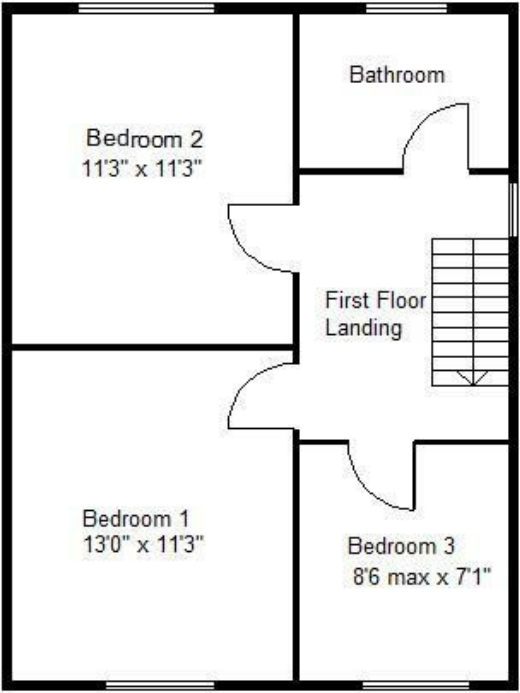
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Saturday 9:00 - 3:00 Sunday
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Ground Floor



First Floor

