

HORNSBY ROAD, ARMTHORPE, DONCASTER, DN3 3JJ

OFFERS IN EXCESS OF £150,000





WHAT A FABULOUS MOVE IN READY HOME THIS IS AND WILL IMPRESS ALL BUYERS WITH THE BEAUTIFUL PRESENTATION. A three bedroom semi-detached family home situated on Hornsby Road in Armthorpe. A delightful modern finish throughout, this house should be viewed to be fully appreciated and the property briefly comprises of entrance hallway, living room with bay window, fantastic kitchen/dining area, lean-to side entrance, stairs, landing, three bedrooms, bathroom, front/rear gardens and a driveway. **SUPERB FINISH THROUGHOUT.**

ENTRANCE HALL

2' 8" x 3' 11" (0.83m x 1.21m) On entering this property you will not be disappointed via the front facing double glazed frosted door leading to the entrance hallway, laminate flooring, door to the living room and stairs to the first floor landing.

LIVING ROOM

12' 11" x 11' 3" (3.94m x 3.43m) Beautifully presented reception space with front facing double glazed bay window, laminate flooring, radiator and fitted shelves either side of the decorative fireplace.



KITCHEN/DINER

14' 4" x 9' 6" (4.38m x 2.90m) A stunning open plan kitchen/dining space with modern fitted kitchen units, square edge work surfaces incorporating a single and half bowl sink with drainer, large electric hob with extractor hood above, two separate single electric ovens, integrated fridge/freezer, integrated dishwasher, integrated washing machine, wine cooler, built in wine rack, tiled flooring, radiator, spotlights to the ceiling, two rear facing double glazed windows, side facing double glazed door to the lean-to and under stairs storage cupboard.

SIDE ENTRANCE LEAN-TO

With a front and a rear facing double glazed door leading to either the front/rear gardens, side facing double glazed windows and an access door to the kitchen.

STAIRS

Leading from the entrance hallway to the first floor landing.

LANDING

5' 9" x 7' 3" (1.77m x 2.23m) Providing access to all bedrooms/bathroom, side facing double glazed window and a loft access point.

BEDROOM

9' 9" x 11' 3" (2.99m x 3.44m) Beautiful bay fronted bedroom with double glazed windows, radiator and laminate flooring.

BEDROOM

9' 1" x 9' 6" (2.77m x 2.90m) Further spacious bedroom overlooking the rear garden via the rear facing double glazed window, radiator, laminate flooring and a storage cupboard.

BEDROOM

5' 11" x 7' 4" (1.81m x 2.24m) Positioned at the front of the property with front facing double glazed window, radiator and laminate flooring.

BATHROOM

6' 7" x 5' 9" (2.02m x 1.76m) Immaculately presented bathroom with a three piece suite comprising of a low flush WC, wash hand basin within a vanity unit, bath with shower screen mounted above, dual shower head, radiator with towel rail, partially tiled walls, tiled flooring, spotlights, extractor fan and a rear facing double glazed frosted window.







FRONT GARDEN

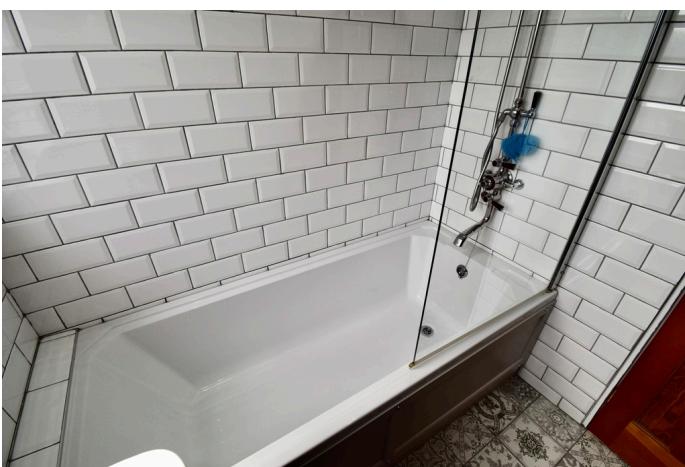
With a small lawned area, shrub beds and open access to the driveway.

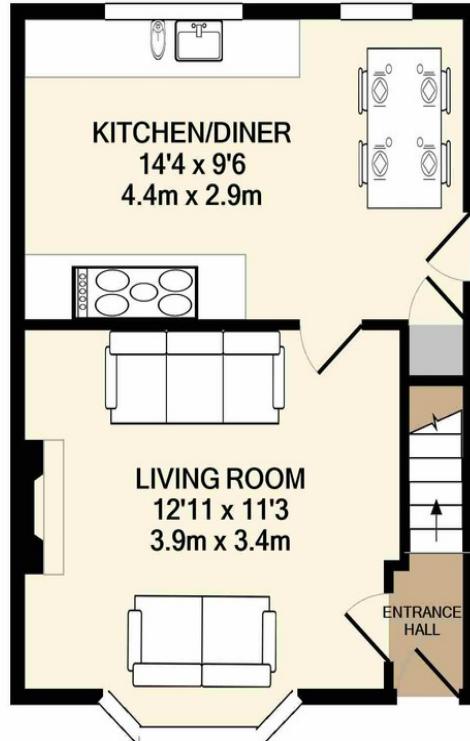
DRIVEWAY

Off street parking for one car is available on the driveway area and is accessed from the front private road.

REAR GARDEN

Nicely landscaped rear garden with lawned central area, shrub beds, slate beds, planters and a shed.

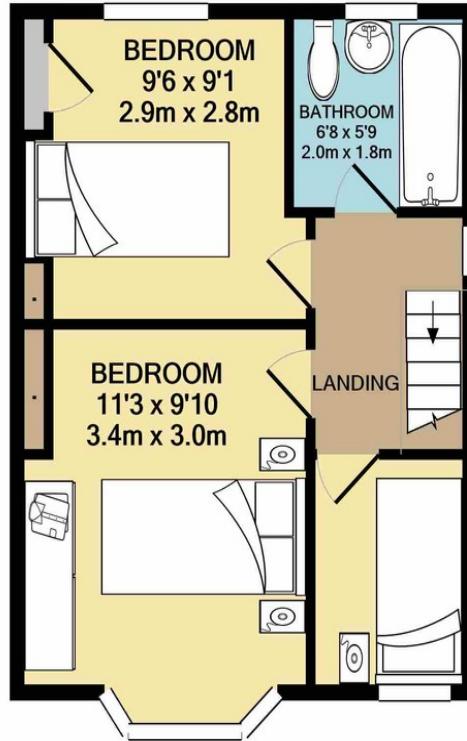




GROUND FLOOR
APPROX. FLOOR
AREA 320 SQ.FT.
(29.7 SQ.M.)

TOTAL APPROX. FLOOR AREA 637 SQ.FT. (59.2 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given



1ST FLOOR
APPROX. FLOOR
AREA 317 SQ.FT.
(29.5 SQ.M.)

