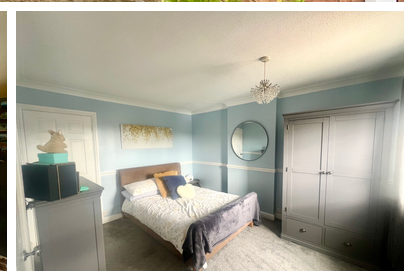
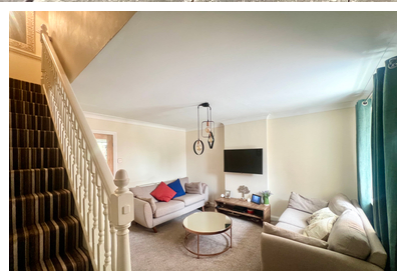


Anson Grove
Auckley
DN9 3QN
01302 867888



Thealby Gardens, Doncaster

£150,000

3Keys Property are delighted to offer for sale this well-presented two-bedroom terraced house, located in the highly sought-after area of Bessacarr, Doncaster. This property is offered in ready-to-move-into condition and is perfect for a range of buyers. The accommodation comprises of a rear-aspect kitchen with a door leading out to the patio and a low-maintenance garden, an open-plan lounge, two generously sized double bedrooms, and a modern family bathroom with a shower over the bath. Externally, the property benefits from off-street parking for two vehicles. Early viewing is highly recommended to fully appreciate what this lovely home has to offer. To arrange a viewing, please contact 3Keys Property on 01302 867888.

- 2 DOUBLE BEDROOM TERRACED PROPERTY
- ALLOCATED PARKING FOR 2 CARS
- PERFECT FOR A FIRST TIME BUYER/ INVESTOR
- LOW MAINTENANCE GARDEN WITH PATIO
- LOCAL SCHOOLS AND AMENITIES WITHIN WALKING DISTANCE
- READY TO MOVE INTO
- KITCHEN / DINER OVERLOOKING THE REAR GARDEN
- MODERN BATHROOM WITH SHOWER OVER BATH
- EASY ACCESS TO MOTORWAY NETWORK AND PUBLIC TRANSPORT LINKS
- EARLY VIEWING RECOMMENDED

PROPERTY DESCRIPTION

3Keys Property are delighted to offer for sale this well-presented two-bedroom terraced home, located in the highly sought-after area of Bessacarr, Doncaster. This property is offered in ready-to-move-into condition and is perfect for a range of buyers. The accommodation comprises of a rear-aspect kitchen with a door leading out to the patio and a low-maintenance garden, an open-plan lounge, two generously sized double bedrooms, and a modern family bathroom with a shower over the bath. Externally, the property benefits from off-street parking for two vehicles. Early viewing is highly recommended to fully appreciate what this lovely home has to offer. To arrange a viewing, please contact 3Keys Property on 01302 867888.

ACCOMMODATION

An entrance hall leading into a spacious open-plan lounge with stairs to the first floor and a handy under-stairs storage cupboard. The kitchen diner is positioned at the rear of the property and features a door opening onto the low-maintenance garden, ideal for outdoor dining or relaxing. Upstairs, there are two well-proportioned double bedrooms and a modern family bathroom. The property also benefits from off-road parking with two allocated spaces.

GROUND FLOOR

To the front of the property, there is an entrance hallway with fitted carpet, a single pendant light fitting, and space for coats and shoes. A door leads through to the open-plan lounge.

The lounge features a front-aspect bay window, fitted carpet, an under-stairs storage cupboard, a radiator, and a single pendant light fitting. Stairs lead to the first-floor accommodation, and a door provides access to the kitchen.

The stylish kitchen is fully fitted with a range of floor and wall units complemented by contrasting worktops. Integrated appliances include an oven and electric hob with extractor hood. There is plumbing for a washing machine and space for a fridge freezer. A door opens out onto the rear garden, making this a functional and sociable space. The room is finished with tiled flooring, a radiator, and a single pendant light fitting.

FIRST FLOOR

The landing is fitted with carpet, has a single pendant light fitting, and provides access to both bedrooms and the family bathroom. There is also access to the loft from this area.

Bedroom one is a spacious double room, benefiting from two front-aspect windows that provide plenty of natural light. The room is finished with fitted carpet, a single pendant light fitting, a radiator, and a built-in storage cupboard.

Bedroom two is also a double room, located at the rear of the property with a rear-aspect window. It features fitted carpet, a radiator, and a single pendant light fitting.

The part-tiled family bathroom is fitted with a modern white suite comprising a bathtub with shower over, a hand basin with vanity unit, and a WC. The room also benefits from tiled flooring, a heated towel rail, and a single pendant light fitting.

EXTERNAL

The rear garden is fully enclosed, offering a private and secure outdoor space. It is laid with artificial turf for low maintenance and features a patio area, ideal for outdoor seating or entertaining, along with a garden shed providing useful storage. To the front of the property, there is a pathway leading to the entrance and the benefit of two allocated parking spaces.

This home is located in the ever-popular area of Bessacarr, offering easy access to Doncaster City Centre and just a short drive from the M18 motorway network. The area is well-served by local schools, convenience stores, coffee shops, and scenic walking routes—all within walking distance. To arrange a viewing, contact 3Keys Property today on 01302 867888.

HALLWAY

LOUNGE

4.11m x 4.14m (13' 6" x 13' 7") MAXIMUM MEASUREMENT

KITCHEN/DINER

2.63m x 4.14m (8' 8" x 13' 7")



FIRST FLOOR LANDING

BEDROOM 1

3.15m x 3.92m (10' 4" x 12' 10") MAXIMUM MEASUREMENT

BEDROOM 2

2.25m x 2.83m (7' 5" x 9' 3")

BATHROOM

1.80m x 1.95m (5' 11" x 6' 5")

ADDITIONAL INFORMATION

Council Tax Band – B

EPC rating – C

Tenure – Freehold

Parking - 2

Loft - TBC

Boiler - 3 years old

DISCLAIMER

Whilst every care has been taken in the preparation of this leaflet, if there are any points upon which you are relying, please confirm them with the vendor before viewing or especially before making an offer. We cannot guarantee that the information is correct and if any items are important to you, you must ask us to produce the evidence you require before viewing or making an offer, and especially ask your solicitor to make these checks before exchanging contracts. Please also remember that measurements may have been taken using an electronic tape measure. They, like any distances mentioned are for guidance only and should under no circumstances be relied upon. Please note that none of the services or appliances connected to or fitted within this property have been tested, and purchasers are advised to make their own checks where necessary. No guarantee can be given that they are in working order. We have not check rights of way, footpaths, covenants, easements, wayleaves, nor existing or proposed planning permissions or building regulations concerning this property or the surrounding area. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included in the sale.

Offer Procedure

To make an offer on this property, simply telephone or call into our office and supply us with the relevant details which will be passed on to our vendor client. In order to advise our client regarding any offer received, we will need to establish your ability to proceed, which will include financial qualification by an Independent Financial Advisor, in confidence, in order that we may discharge our responsibility. We also have an obligation under Money Laundering Laws to check all prospective purchasers’ identification.

GROUND FLOOR
327 sq.ft. (30.4 sq.m.) approx.

1ST FLOOR
292 sq.ft. (27.2 sq.m.) approx.



TOTAL FLOOR AREA: 620 sq.ft. (57.6 sq.m.) approx.

Whilst every effort has been made to ensure the accuracy of the foregoing particulars, measurements of doors, windows, rooms and any other parts are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used in conjunction with any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operation or efficiency can be given.
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