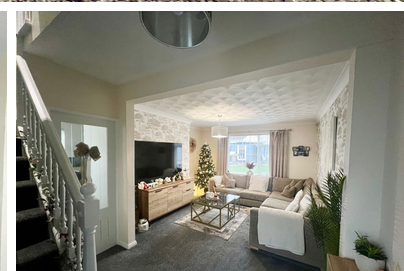
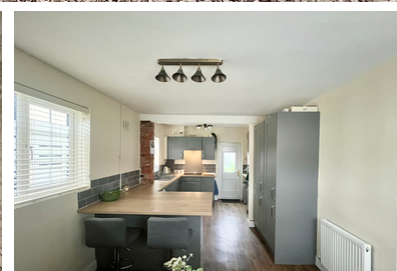


Anson Grove  
Auckley  
DN9 3QN  
01302 867888



Clevedon Crescent, Doncaster  
£160,000

3Keys Property are delighted to offer for sale this stunning three-bedroom semi-detached family home, presented in immaculate, move-in-ready condition throughout and ideal for families or first-time buyers. The property features a modern fully fitted kitchen, a separate spacious lounge, three well-proportioned bedrooms, and a stylish family bathroom, all finished to a high standard. Externally, the home benefits from a large rear garden perfect for relaxing or entertaining, along with a driveway providing parking for up to four vehicles, all set within a fantastic location. To arrange a viewing, contact 3Keys Property today on 01302 867888.

- 3 BEDROOM SEMI DETACHED FAMILY HOME
- LARGE REAR GARDEN
- FAMILY BATHROOM WITH BATH & OVERHEAD SHOWER
- LOCAL SCHOOLS AND AMENITIES WITHIN WALKING DISTANCE
- OUTBUILDING WITH ELECTRICS
- IMMACULATE CONDITION THROUGHOUT
- DRIVEWAY FOR FOUR VEHICLES AND EV CHARGING POINT
- EASY ACCESS TO MOTORWAY NETWORK & CITY CENTRE
- IDEAL FIRST TIME BUYER PROPERTY
- 3 DOUBLE BEDROOMS



PROPERTY DESCRIPTION

3Keys Property are delighted to offer for sale this stunning three-bedroom semi-detached family home, presented in immaculate, move-in-ready condition throughout and ideal for families or first-time buyers. The property features a modern fully fitted kitchen, a separate spacious lounge, three well-proportioned bedrooms, and a stylish family bathroom, all finished to a high standard. Externally, the home benefits from a large rear garden perfect for relaxing or entertaining, along with a driveway providing parking for up to four vehicles, all set within a fantastic location.

GROUND FLOOR

On entering the property, you are welcomed into a bright and inviting lounge that offers a warm, homely feel, with stairs rising to the first floor and a door leading through to the modern kitchen. The room is flooded with natural light from a large window overlooking the rear garden and features soft carpeted flooring, a contemporary pendant light fitting, and a radiator, creating a comfortable and stylish space to relax and unwind.

The kitchen/diner is accessed from the lounge and is a beautiful, well-designed space, perfectly suited to modern family living. It offers an abundance of floor-to-wall cupboards, an integrated oven, and windows to the front and side that flood the room with natural light. Finished with stylish wood-effect flooring, the kitchen features a breakfast bar ideal for entertaining, as well as ample space for a separate dining area, with the added benefit of direct access to the rear garden through the back door.

FIRST FLOOR

The first-floor landing is spacious and bright, featuring a front-facing window that allows plenty of natural light to flow through, with carpeted flooring and providing access to all three bedrooms and the family bathroom.

The principal bedroom is positioned to the rear of the property and enjoys views over the garden through a large window, creating a peaceful and private retreat. Recently renovated, the room features modern spotlights, soft carpeted flooring, a radiator, and a useful built-in storage cupboard currently utilised as a wardrobe.

The second bedroom is also situated to the rear of the property, benefiting from a window overlooking the garden, along with carpeted flooring, a radiator, and a useful cupboard currently used as a wardrobe.

The third bedroom is currently utilised as a walk-in wardrobe but could easily be adapted to suit a variety of needs, such as a bedroom or home office. Located at the front of the property, it features a window allowing in natural light, a radiator, and a single pendant light fitting.

The family bathroom is a true show-stopper, beautifully finished and fully tiled throughout. It boasts a luxurious jacuzzi bath with shower over, underfloor heating, a heated towel rail, WC, and hand basin, with two side windows allowing in plenty of natural light to complete this impressive space.

EXTERNAL

At the front of the property, a generous driveway offers parking for several vehicles and includes a convenient EV charging point, with a gated pathway leading to the rear. The spacious rear garden is low-maintenance and perfect for relaxing or entertaining, featuring a patio area and a versatile outbuilding with electrics, ideal for use as a home office, gym, or additional storage.

LOUNGE

3.40m x 5.80m (11' 2" x 19' 0")

KITCHEN/DINER

3.10m x 5.82m (10' 2" x 19' 1")



PRINCIPAL BEDROOM

3.60m x 3.90m (11' 10" x 12' 10")

BEDROOM 2

2.89m x 3.20m (9' 6" x 10' 6")

BEDROOM 3

2.52m x 2.54m (8' 3" x 8' 4")

BATHROOM

1.63m x 2.46m (5' 4" x 8' 1")

ADDITIONAL INFORMATION

Council Tax Band – A

EPC rating – D

Tenure – Freehold

Parking - Driveway for 4 cars

Boiler - Combi boiler, serviced in December 2025

Loft - Insulated with light, no ladder

Property disclaimer

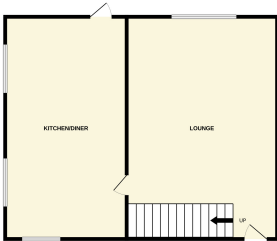
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Offer Procedure

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

1ST FLOOR



17 CLEVEDON CRESCENT

Whilst every attempt has been made to ensure the accuracy of the floorplans contained here, measurements of plots, bedrooms, rooms and any other parts are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustration purposes only and should be used as such by any prospective purchaser. The vendor, agent and advertiser accept no liability for any error or omission, and no guarantee as to their accuracy or otherwise can be given.  
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