



St. Georges Road, Thorne Doncaster DN8 5TT



welcome to

St. Georges Road, Thorne Doncaster

PERFECT FIRST HOME! This three bedroom semi detached property is perfect for first time buyers & families! Boasting a modern kitchen & bathroom, off street parking, downstairs w/c & outbuilding to the rear. VIEWING IS ESSENTIAL!



Entrance Hall

Entering into the property through the front door, you're welcomed into the entrance hall that comprises of a centrally heated radiator, linoleum floor covering & access to all ground floor rooms.

Downstairs W/C

Just off of the entrance hall there is a downstairs w/c that boasts a low flush w/c & wash hand basin.

Lounge

The lounge benefits from carpet floor covering, a front facing double glazed window, a centrally heated radiator & an understairs cupboard.

Kitchen

The kitchen comprises of shaker style wall & base units with wooden worktops, sink & drainer, part tiling to the walls, integrated fridge/freezer, dishwasher and washing machine, a centrally heated radiator, linoleum floor covering & a rear facing double glazed window.

Bedroom One

Bedroom one benefits from a front facing double glazed window, a centrally heated radiator & carpet floor covering.

Bedroom Two

Bedroom two benefits from a rear facing double glazed window, a centrally heated radiator and carpet floor covering.

Bedroom Three

Bedroom three comprises of a front facing double glazed window, a centrally heated radiator & carpet floor covering.

Bathroom

The bathroom benefits from a solid oak door, full tiling to the walls, bath with a shower overhead, low flush w/c, wash hand basin, heated towel rail, linoleum floor covering & a built in storage cupboard.

Outside & Exterior

To the front of the property there is a lawn area & a driveway with gates to gain access to the rear of the property. To the rear of the property there is an outbuilding that benefits from double glazed windows & patio doors, double insulation and a system for running water.



view this property online williamhbrown.co.uk/Property/THN105546



welcome to

St. Georges Road, Thorne Doncaster

- MOVE IN READY!
- Off Street Parking
- Enclosed Rear Garden With Outbuilding
- Close to Local Schools, Amenities & Motorway Links
- Modern Interiors Throughout

Tenure: Freehold EPC Rating: D

Council Tax Band: A

£170,000



Please note the marker reflects the postcode not the actual property

view this property online [williamhbrown.co.uk/Property/THN105546](https://www.williamhbrown.co.uk/Property/THN105546)



Property Ref:
THN105546 - 0005

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



william h brown



01405 812334



thorne@williamhbrown.co.uk



8 King Street, Thorne, DONCASTER, South Yorkshire, DN8 5BA



[williamhbrown.co.uk](https://www.williamhbrown.co.uk)