



**Greenfield Close, Armthorpe Doncaster**

**welcome to**

**Greenfield Close, Armthorpe Doncaster**

GUIDE PRICE £200,000-£210,000. Offered to the market with no onward chain, this spacious and well-presented three bedroom dorma bungalow benefits from both front and rear gardens, off road parking, a garage and is conveniently located close to a host of local amenities.



### **Entrance Hall**

With a front facing door with double glazed side panels and stairs which rise to the first floor.

### **Lounge**

With a front facing double glazed window, central heating radiator, coving to the ceiling, a stone fireplace housing the gas fire, a double doors which lead through to the dining room and access to the kitchen.

### **Dining Room**

With rear and side facing double glazed windows, a central heating radiator, coving to the ceiling and a side facing door to the garden.

### **Kitchen**

Fitted with a range of wall and base units with coordinating work surfaces housing the 1 1/2 bowl sink and drainer. The kitchen has an electric cooker point and smaller size fridge-freezer, a central heating radiator, a rear facing double glazed window, a storage pantry and access to the utility room.

### **Utility Room**

With front, side and rear facing double glazed windows, plumbing for a washing machine and an additional front facing entrance door.

### **Bedroom Three**

Situated on the ground floor with a central heating radiator and a front facing double glazed window.

### **First Floor Landing**

With a useful storage cupboard housing the combi boiler.

### **Bedroom One**

With a central heating radiator, a rear facing double glazed window and storage within the eaves.

### **Bedroom Two**

With a central heating radiator, a front facing double glazed window and a storage cupboard.

### **Shower Room**

A recently renovated shower room which is fitted with a W.C, a wash hand basin with mixer tap and a double shower cubicle with shower. There is tiling to the walls and floor, a rear facing obscure double glazed window and a heated towel rail.

### **Outside**

To the front of the property there is a lawned garden which extends to the side with a driveway which in-turn leads to the garage. To the rear the garden is mainly laid to lawn with patio area, mature shrubs, plants and trees to the borders and side access to the garage.

### **Garage**

With double doors, a side facing window and door to the rear garden.

### **Agent's Note**

The sale of this property is subject to receipt of Grant of Probate. Please obtain an update from the branch with regards to the potential timeframes involved.



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## Greenfield Close, Armthorpe Doncaster

- GUIDE PRICE £200,000-£210,000
- THREE BEDROOM DORMA BUNGALOW
- DRIVEWAY AND GARAGE
- TWO RECEPTION ROOMS
- POTENTIAL TO EXTEND SUBJECT TO PLANNING PERMISSION

Tenure: Freehold EPC Rating: C

Council Tax Band: C

guide price

**£200,000-£210,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
DCR126715 - 0003

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