

HUNTERS[®]

HERE TO GET *you* THERE



Dove Road

Wombwell, S73 0SN

Offers In The Region Of £320,000

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- THREE BEDROOM DETACHED BUNGALOW
- OFF ROAD PARKING WITH DRIVE AND GARAGE
- CONSERVATORY
- GENEROUS DIMENSIONS
- EPC RATING TBC

- NO UPWARD CHAIN
- ENLCOSED REAR GARDEN
- MODERN FIXTURE AND FITTINGS
- GCH / DG
- COUNCIL TAX BAND C

Tel: 01709 894440

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Nestled in the desirable area of Dove Road, Wombwell, this charming three-bedroom detached bungalow presents an excellent opportunity for those seeking a comfortable and spacious home. With no upward chain, you can move in with ease and enjoy all that this property has to offer.

Upon entering, you will find a spacious reception room that provides ample space for relaxation and entertaining. The generous dimensions of the living area are complemented by modern fixtures and fittings, ensuring a contemporary feel throughout. The addition of a conservatory further enhances the living space, allowing for an abundance of natural light and a perfect spot to unwind.

The bungalow boasts three well-proportioned bedrooms, providing plenty of room for family or guests. With two bathrooms, morning routines will be a breeze, catering to the needs of a busy household.

Outside, the property features off-road parking with a drive and garage, offering convenience and security for your vehicles. The enclosed south facing gardens provide a private outdoor space, ideal for enjoying the fresh air or hosting gatherings with friends and family.

Situated in a popular and sought-after estate, this bungalow is not only a lovely home but also benefits from a friendly community atmosphere. With its appealing features and prime location, this property is sure to attract interest. Do not miss the chance to make this delightful bungalow your new home.

Entrance Porch

4'06" x 4'04" (1.37m x 1.32m)

Via a decorative composite door this leads into the roomy entrance porch, ideal for coats and shoes with the added bonus of a built in storage cupboard, door then opens into the lounge/diner

Lounge / Diner

18'05" x 15'10" (5.61m x 4.83m)

The real hub of the home is the sizeable lounge/diner, having a uPVC bay window to the front filling this room with natural light, decorative coal effect fire gives the room not only a focal point but a cosy feel, decorated in neutral tones with ample space for both seating and dining making this the ideal spot to entertain guests, with wall mounted radiators, aerial point in place and further doors leading to kitchen, conservatory and hallway.

Kitchen

10'07" x 15'10" (3.23m x 4.83m)

The modern and spacious kitchen has an array of wall and base units fitted in cream providing storage, contrasting work surface over, with built in five ring gas hob and extractor fan over, integrated fridge freezer, built in double electric oven and integrated dishwasher. Easy to clean tile flooring with neutral décor, wall mounted radiator two uPVC windows and further door leading into the Lounge and uPVC door providing access to the side of the property.

Conservatory

11'07" x 16'02" (3.53m x 4.93m)

Another added bonus to this property is the conservatory, overlooking the rear garden this room really brings the outdoors in and is a space that can be enjoyed all year round, having neutral décor, wooden flooring, wall mounted radiator and uPVC double doors leading down to the garden space.

Hallway

From hallway all doors lead to all three bedrooms and bathroom.

Bedroom One

10'08" x 11'08" (3.25m x 3.56m)

The generously sized master bedroom has built in wardrobes providing that storage we all crave, decorated in neutral tones with uPVC window to the rear and wall mounted radiator, door then opens to the en-suite.

En-suite

4'05" x 6'05" (1.35m x 1.96m)

The sleek En-suite is the perfect spot to refresh, comprising of low flush WC, wash hand basin with vanity unit, open shower and fully tiled for easy clean, with heated towel rail and uPVC frosted window to the side elevation.

Bedroom Two

11'08" x 9'09" (3.56m x 2.97m)

Further good sized double bedroom, again with built in wardrobes providing extra storage, with uPVC window to the rear, carpet flooring and wall mounted radiator.

Bedroom Three

7'09" x 8'06" (2.36m x 2.59m)

Great third bedroom or ideal home office, this room is decorated in warm tones with wall mounted radiator and uPVC window facing in to the conservatory.

Bathroom

5'09" x 6'05" (1.75m x 1.96m)

The serene bathroom is matching the en-suite in finish, the perfect spot to relax and unwind, with three piece suite comprising of low flush WC, wash hand basin and panelled bath with shower over, fully tiled for easy clean and wall mounted radiator heated towel rail.

Exterior

The front of the property oozes kerb appeal with drive way leading down to garage, a beautifully maintained garden sits to the side with established plants and shrubs to the borders adding splashes of colour, path gives way to front entrance as well as side elevation were there is a paved area, ideal for seating or storage.

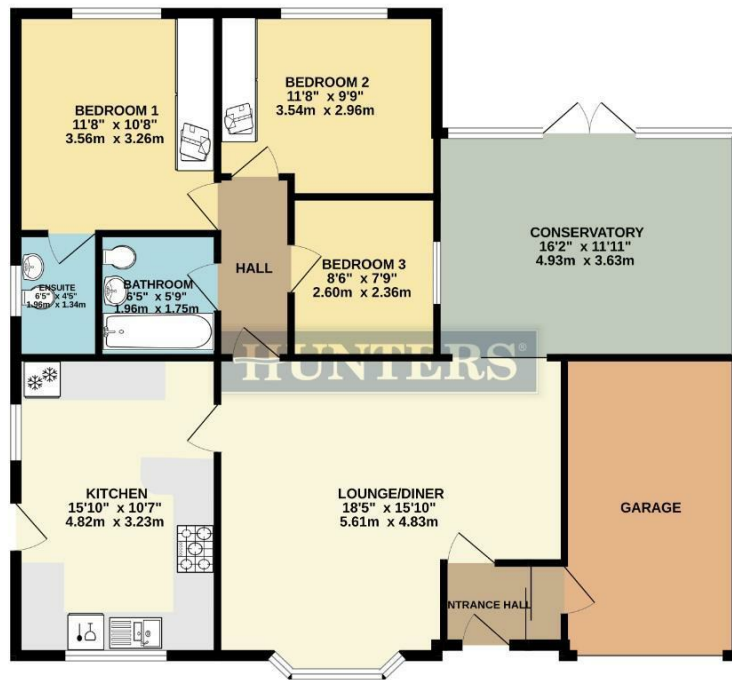
The rear is a fully enclosed garden with paved seating area to enjoy the warmer months, being south facing with well maintained lawn and established plants, trees and shrubs are dotted around the borders adding not only to the privacy but also to the beauty of this outdoor space.

Garage

Having up and over electric door the garage provides further secure off road parking or storage, having power and lighting this space could also be used as a workshop or converted to your needs.

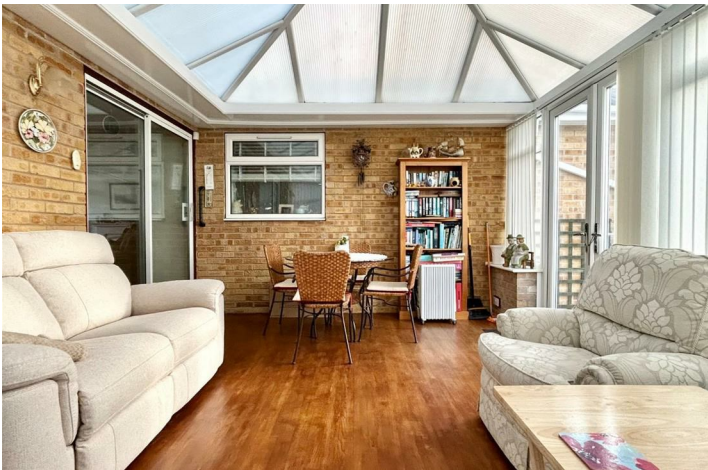
Floorplan

GROUND FLOOR
1204 sq.ft. (111.8 sq.m.) approx.



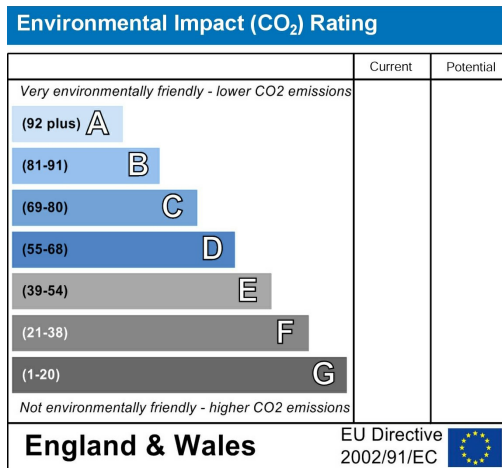
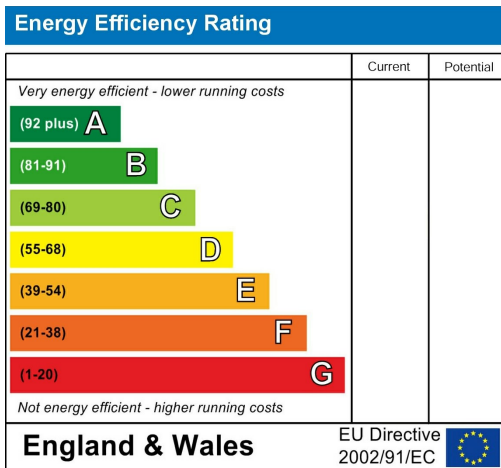
TOTAL FLOOR AREA : 1204 sq.ft. (111.8 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan 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.
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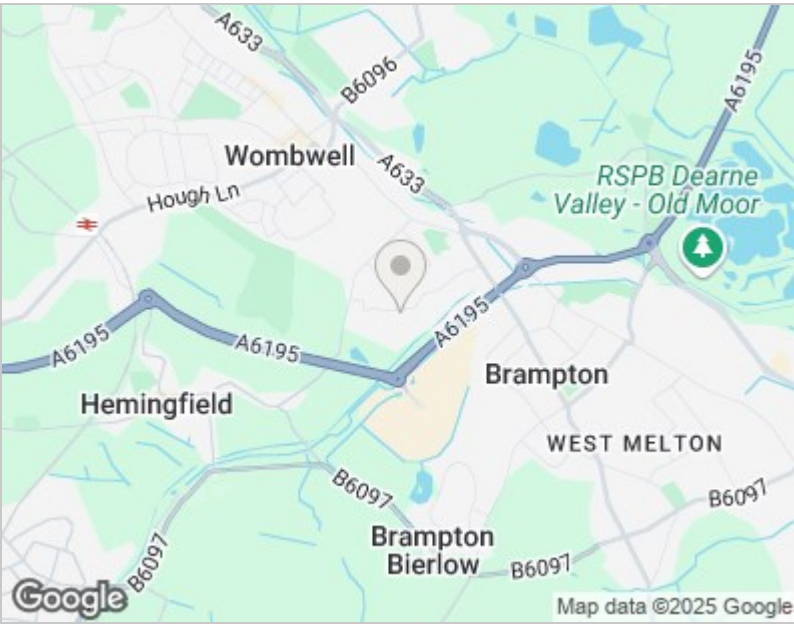
Energy Efficiency Graph



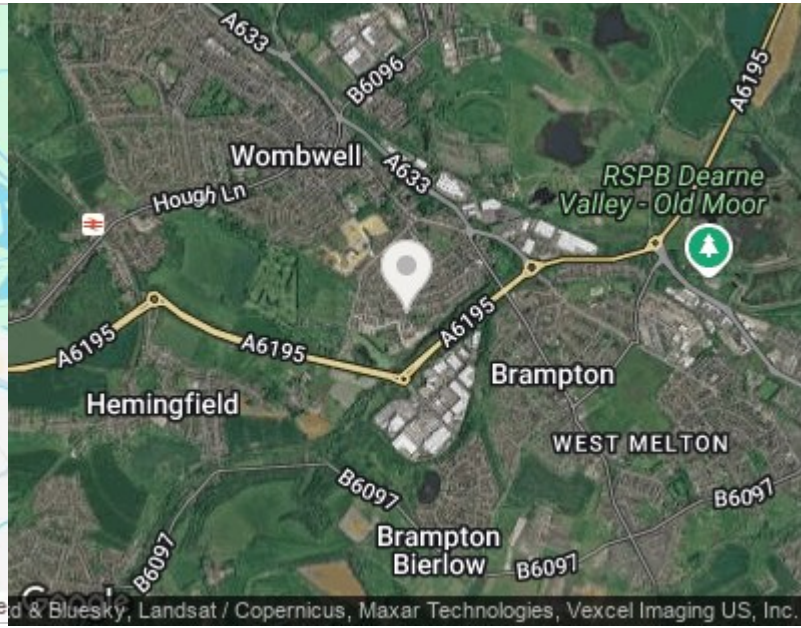
Viewing

Please contact our Hunters Dearne Valley - Rotherham North Office on 01709 894440 if you wish to arrange a viewing appointment for this property or require further information.

Road Map



Hybrid Map





These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

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