



**148 Urban Road,, Doncaster, DN4 0EZ**  
£110,000 Freehold

  
**MARTIN & CO**

## Urban Road,, Hexthorpe

3 Bedrooms, 1 Bathroom

£110,000

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A spacious 3-Bedroom Mid-Terraced Home situated in a sought-after residential area with excellent transport links and good local amenities nearby, this generously proportioned three-bedroom mid-terraced property offers an ideal opportunity for families, first-time buyers, or investors.

The accommodation briefly comprises a welcoming lounge opening into a spacious dining room, creating an open-plan

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feel perfect for modern living and entertaining. To the rear is a generous kitchen with ample worktop and storage space.

Upstairs, the property boasts three well-sized bedrooms, including a large double bedroom, a second comfortable double, and a generous single room ideal for a child's room, home office, or guest space. A family bathroom completes the first floor.

Outside, there is a private rear yard, offering a low-maintenance outdoor area ideal for seating or storage.

With Doncaster city centre just a short distance away, along with excellent transport connections and everyday conveniences on your doorstep, this home ticks all the right boxes.

Early viewing is highly recommended.

**LIVING ROOM 10' 8" x 16' 6"** (3.26m x 5.03m) A bright and inviting living space featuring a stunning large bay

window that floods the room with natural light. The focal point is a beautiful feature fireplace with a working solid fuel fire, perfect for cosy evenings and adding character to the room. An elegant archway leads seamlessly into the dining room, creating a spacious open-plan feel ideal for both everyday living and entertaining.

**DINING ROOM 11' 0" x 13' 8"** (3.37m x 4.19m) A spacious dining room with wood-effect laminate flooring, accessed from the living room through an archway. A door opens directly to the rear garden, providing convenient access to the outdoor space.

**KITCHEN 8' 11" x 14' 11"** (2.72m x 4.57m) fitted with a range of pale wood shaker-style wall and base units, complemented by grey worktops and coordinating floor tiles. The kitchen offers ample appliance space for a range cooker, washing machine, tumble dryer, and fridge freezer.

**MASTER BEDROOM 25' 3"** (7.71m) A large double

bedroom located at the front of the property, offering plenty of space for bedroom furniture.

**BEDROOM 2' 9" x 13' 10"** (2.79m x 4.24m) A second generous double bedroom

**BEDROOM 3' 9" x 9' 2"** (2.81m x 2.81m) A large single room

**BATHROOM 6' 0" x 5' 6"** (1.83m x 1.68m) With hand basin WC, bath and over bath shower

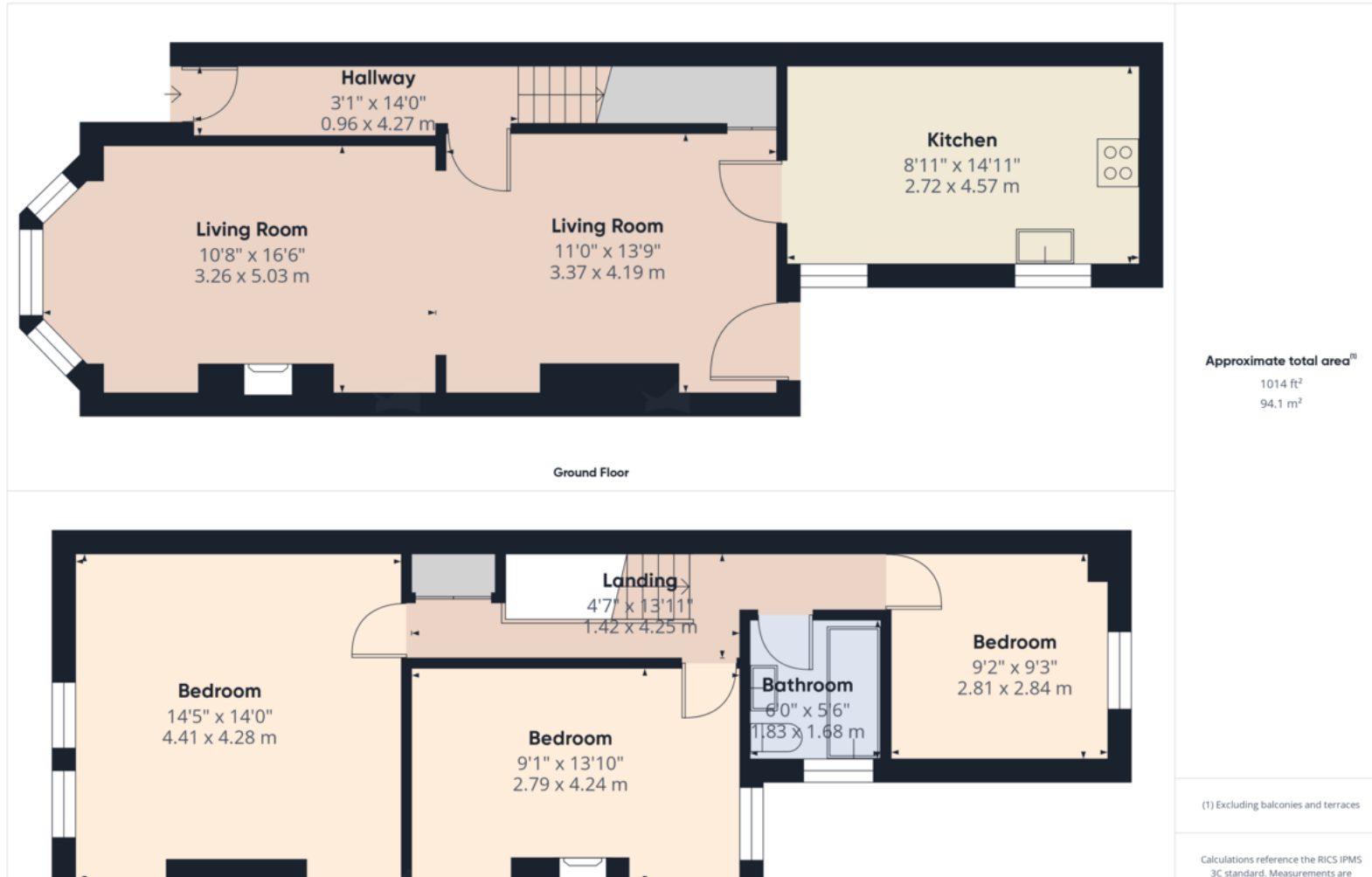
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## Martin & Co Doncaster

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