



Eskdale Walk, Doncaster

3 bedroom semi-detached house for sale

Offers Over £110,000 Freehold

Description

This well-presented family home features a bright and spacious lounge, a separate dining room, a conservatory, a good size kitchen, a convenient downstairs WC, and a useful storage area. Upstairs, you'll find three generously sized bedrooms and a modern family bathroom, providing comfortable accommodation for the whole family.

Positioned on a generous corner plot, the property enjoys pleasant open views across playing fields, creating an attractive and peaceful setting. Externally, there is a private garden along with a useful outside storage outhouse, offering additional practicality for gardening equipment, bicycles, or general household storage.

The location is exceptionally convenient, with the A1 motorway just a few minutes' drive away, making commuting straightforward. Excellent public transport links and a wide range of local amenities are also within easy reach, including shops, supermarkets, restaurants, and pubs. Families will particularly appreciate the excellent schooling nearby, with a primary school just a two-minute walk away and a secondary school only five minutes on foot.

The property benefits from solar panels installed under a 25-year roof lease with A Shade Greener Maintenance Ltd, commencing in 2014.



Under the terms of the agreement, the solar panel provider owns, insures and maintains the system at no cost to the homeowner throughout the lease. In return, the provider receives the Feed-in Tariff income generated by the system.

Homeowners benefit from free electricity generated by the solar panels during daylight hours. The property will always use the electricity produced by the panels first, reducing the amount of electricity that needs to be imported from the National Grid. If household demand exceeds the electricity being generated, the additional power is automatically supplied from the grid.

By making the most of the electricity generated during daylight hours, homeowners can enjoy lower energy bills, with savings depending on their individual energy usage and lifestyle.

Early viewing is highly recommended to fully appreciate everything this fantastic home has to offer.

Council Tax Band: A (Doncaster MBC)

Tenure: Freehold

Garden details: Enclosed Garden, Front Garden, Rear Garden

Electricity supply: Mains

Heating: Gas Mains

Water supply: Mains

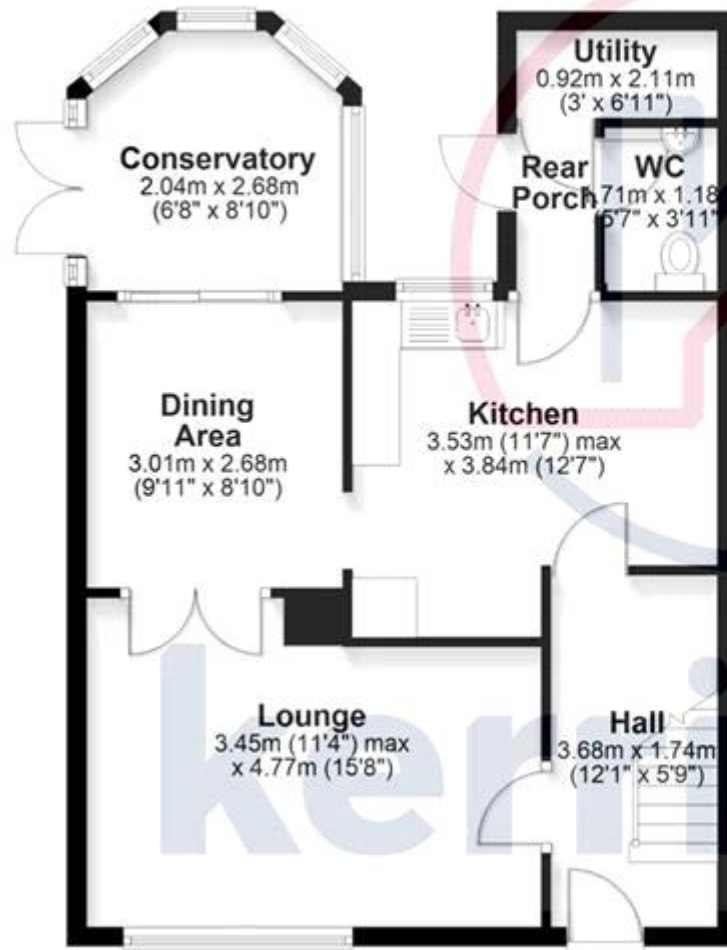
Sewerage: Mains

Tenure

Freehold

Ground Floor

Approx. 56.4 sq. metres (606.9 sq. feet)



First Floor

Approx. 43.4 sq. metres (467.3 sq. feet)



Total area: approx. 99.8 sq. metres (1074.2 sq. feet)



Viewing by appointment only
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