



# 109 Gattison Lane

New Rossington, Doncaster, DN11 0NS

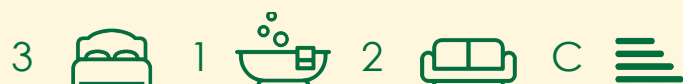
Asking Price £130,000

A fantastic opportunity to purchase a three bedroom semi-detached house which is priced to allow for some further modernisation. The property in brief comprises; entrance hallway with useful storage cupboards, two reception rooms and fitted kitchen to ground floor, three good sized bedrooms and family bathroom with white suite to the first floor. Outside; front and rear enclosed gardens and detached garage. Ideally located close to local amenities, reputable schools and transport links and offered for sale with NO ONWARD CHAIN, this fantastic property is a perfect purchase for the first time or investment buyer (approximate rental income of £850 PCM) Early viewing is highly recommended.

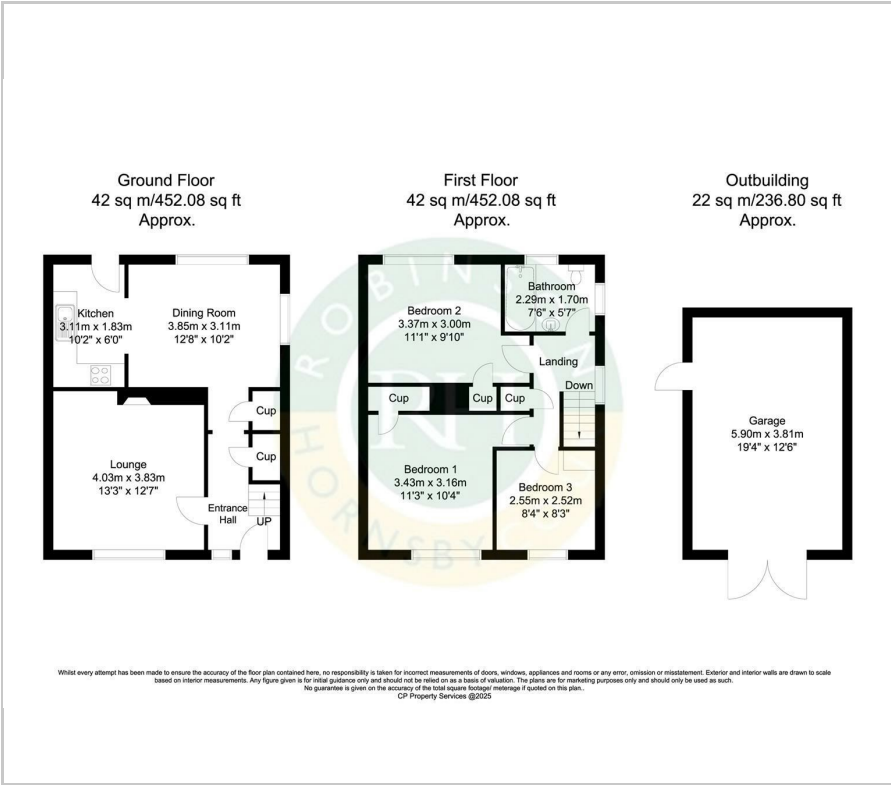
- Semi detached house
- Three generous bedrooms
- Two reception rooms
- Fitted kitchen
- Family bathroom with white suite
- Front and rear enclosed gardens
- Detached garage
- Priced to allow for some further modernisation
- No onward chain
- Early viewing is recommended

## Viewing

Please contact our Office on 01302 751616 if you wish to arrange a viewing appointment for this property or require further information.



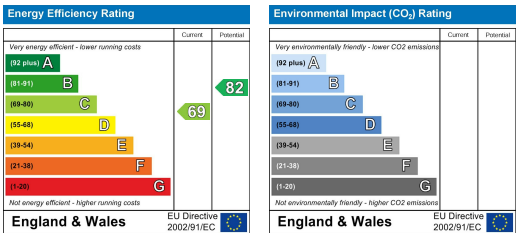
Floor Plan



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.