

LOT

11 Shirley Road, Doncaster, South Yorkshire DN4 0DJ

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Guide price\* £40,000+



**A well proportioned two bedroom terraced with double off shot layout to appeal to investors.**

**Location**

Hexthorpe is less than two miles to the west of Doncaster town centre and features a good range of local amenities and facilities including shops, supermarkets, schools and regular bus services to and from Doncaster town centre.

**Description**

A well proportioned two bedroom terraced property having the benefit of gas central heating, double glazing and is offered vacant. The property would benefit from cosmetic improvement throughout but will appeal to buy to let investors and landlords.

**Accommodation**

Ground Floor Lounge, dining room, off shot kitchen.



**First Floor** Two bedrooms and off shot bathroom/W.C with suite in white.

**Outside** Rear yard

**Tenure**

tbc

**EPC**

Energy Efficiency Rating D

**Auction Valuer**

Lucy Crapper ANAVA



**Note**

Plans shown are for information only and are not to scale.

**Viewing**

Strictly by appointment with joint agent Blundells Doncaster on 01302 510 140. For any other enquiries please call Blundells auctions on 0114 254 1185.

