

property details **approval form**

10 Haynes Close, Thorne, Doncaster, South Yorkshire, England, DN8 5HR

Date: 25 September 2026

Property Ref and Version: THN105538 - 0005

selling your home with us!



>> **let's get your property sold!**

After visiting your property we have compiled this document to show you all of the information we have gathered, including all images. We just need you to review this document to make sure everything we say in here is accurate before we officially begin marketing your home.

What is covered in this marketing approval form:

- | | |
|----------------------|---------------------|
| 1. Price | 5. Room Description |
| 2. Key Features | 6. Directions |
| 3. Short Description | 7. Property Images |
| 4. Long Description | 8. Floor Plan |

The information within this document will be used within our property particulars and on the internet; the format of how this information is displayed may be subject to change.

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>> **price**

£115,000

Tenure: Freehold

>> **key features**

- > Perfect First Home
- > Within Walking Distance Of Local Amenities & Schools
- > Modern Interiors Throughout
- > Enclosed Rear Garden
- > Off Street Parking
- > EPC Rating: D

>> **short description**

IDEAL FIRST HOME! This two bedroom semi detached property located in the heart of Thorne boasts two spacious bedrooms, off street parking, private rear garden & modern interior!

>> **long description**

Agents note: Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

>> **directions**

>> **Agent Note**

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>> room description

Entrance Hall

Upon entering the property through the PVC door there is stairs rising to the first floor, centrally heated radiator & access to the lounge.

Lounge

The tastefully decorated lounge offers laminated floor covering, two centrally heated radiators, electric fire, a front facing double glazed window & a rear facing double glazed window.

Kitchen/Diner

The kitchen boasts wall & base units, stainless steel sink & drainer, gas hob, part tiled walls, centrally heated radiator, side facing double glazed window, PVC door to the garden & tiled floor covering.

Landing

The landing has a side facing double glazed window, centrally heated radiator & access to all bedrooms and family bathroom.

Bedroom One

Bedroom one boasts carpet floor covering, a centrally heated radiator and a front facing double glazed window.

Bedroom Two

Bedroom two comprises of carpet floor covering, fitted wardrobes, a centrally heated radiator and a rear facing double glazed window.

Bathroom

The bathroom offers a white bath & sink, high flush w/c, a rear facing double glazed window & laminated floor covering.

Outside & Exterior

To the front of the property there is a stoned driveway & side access leading you to the rear garden. To the rear of the property there is a privately fenced garden with a patio, lawned area & two outbuildings.

Agents Notes

Please note this property is non standard construction.

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>> **room description**

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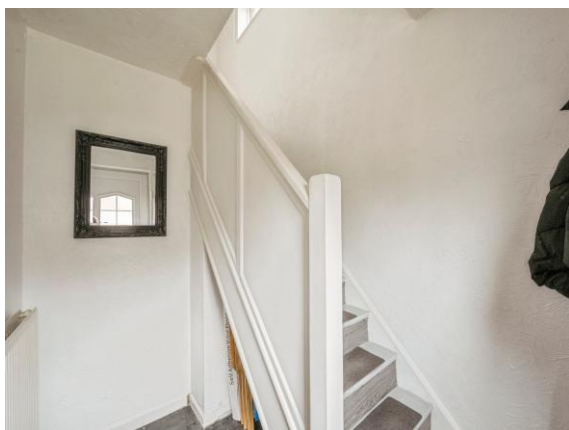
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>> **property images**



Your William H Brown office: 8 King Street, Thorne, DONCASTER, South Yorkshire, DN8 5BA
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>> **property images**



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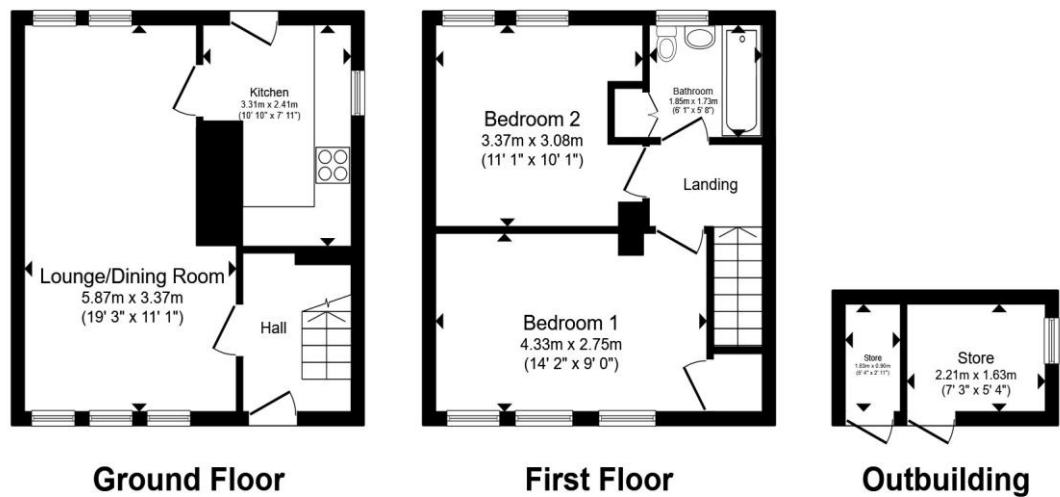
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>> floor plan



Total floor area 67.7 m² (728 sq.ft.) approx
This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



>> approval

	Signature	Date
Hayley Flint		
Mrs L. Easen		