



**2 Alwyn Avenue, DN5 8RZ**

**£180,000 Private Treaty  
Tenure Freehold**

- **EASY ACCESS TO A1 MOTORWAY & NEARBY TRAIN STATION**
- **DETACHED GARAGE**
- **THREE WELL - PROPORTIONED BEDROOMS**
- **IMMACULATE 3 BED SEMI-DETACHED HOME**

This beautifully presented three-bedroom semi-detached home offers a perfect blend of style, space, and convenience. Set in a sought-after location, the property boasts a newly fitted, modern kitchen designed with both aesthetics and functionality in mind. The spacious living areas create a welcoming atmosphere, while the additional office space provides the perfect setting for remote work or study.

A ground-floor WC and a utility room add to the home's practicality, ensuring everyday tasks are easily managed. Upstairs, three generously sized bedrooms offer plenty of space, making this home ideal for families or those simply looking for a little extra room.

Outside, the property benefits from a generous front garden, providing a lovely green space to enjoy. The garage and driveway offer ample parking and storage, adding to the home's convenience. Situated in a fantastic location, the house is just a short distance from excellent local amenities, with easy access to transport links that make commuting a breeze.

For those who enjoy the outdoors, Cusworth Hall and its beautiful parkland are just a short walk away, offering the perfect escape for leisurely strolls. And with the town centre only a ten-minute drive away, shops, restaurants, and entertainment are always within easy reach.

This is a fantastic opportunity to secure a stylish and well-located home that ticks all the right boxes. Get in touch today to arrange a viewing!

