



Flat 6 Winchester Way, DN5 8LL

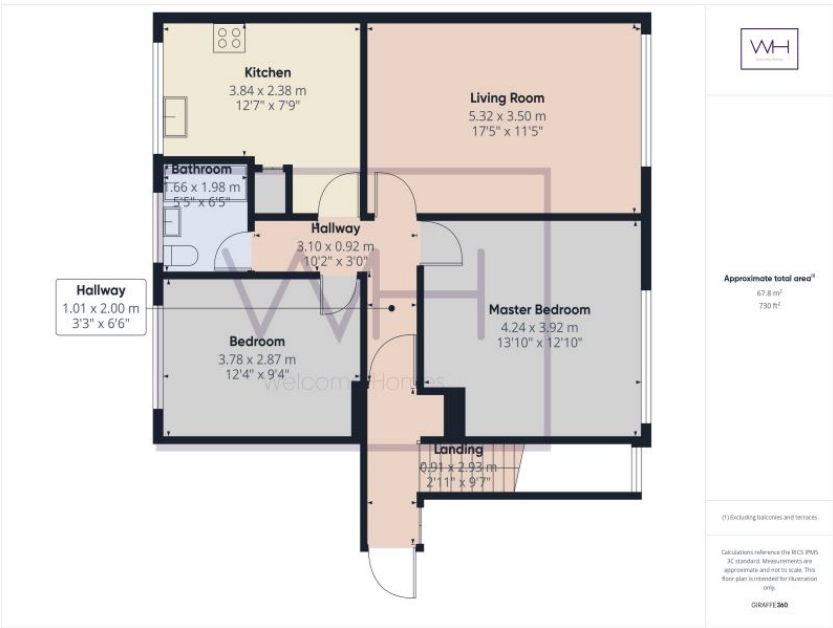
**£90,000 Offers In Region Of
Tenure Leasehold**

- Modern Kitchen
- Move In Ready
- Over 700 sq. ft.
- Bright lounge
- Two Double Bedrooms
- Prime Cusworth loc.
- Achievable rent £725 PCM | Yield circa 9%

This well presented and impressively sized two-bedroom flat offers over 700 sq. ft. of modern living space, the perfect blend of comfort, convenience, and contemporary design, making it an ideal first home or investment. Finished to a great standard throughout, the property features a sleek kitchen with modern fittings, a bright and generous living area, and a well presented bathroom. Both bedrooms are well proportioned and thoughtfully presented, creating a calm and inviting atmosphere.

Located in a highly desirable area near Cusworth Hall and Country Park, the property enjoys a peaceful yet well-connected setting, close to reputable schools, an excellent range of local amenities, and just a five-minute drive to the A1 motorway network. Move-in ready and ideal for first-time buyers, Buy-to-Let investors, or short-term rental ventures such as Airbnb, this apartment offers excellent potential and lasting appeal in one of Doncaster’s most sought-after areas.

Contact Welcome Homes on 01302 391302 or apply online to book a viewing!



Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92- A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92- A		
(81-91) B		
(69-80) C		74
(55-68) D	60	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	