...Your proactive estate agent

Castle Syke View, Pontefract, WF8 4LY

Offers Over £280,000

Park Row

This exceptional three-bedroom detached bungalow offers spacious and versatile accommodation finished to an outstanding standard throughout. Boasting a larger-than-average footprint thanks to a well-considered extension, the property is ideal for a range of buyers seeking single-level living without compromising on space or quality.

The accommodation is both flexible and well-proportioned, featuring two beautifully presented main reception rooms the second that can also serve as a third bedroom if required, alongside two further generous bedrooms. The layout flows effortlessly, creating a light and welcoming home perfectly suited to modern living.

Externally, the property continues to impress, with a driveway providing ample off-street parking for two cars and leading to a detached garage. The gardens to both the front and rear are meticulously maintained, offering attractive outdoor spaces for relaxation and entertaining.

Perfectly positioned for highly regarded local schools and excellent amenities, this prime residential location remains one of Pontefract's most desirable settings. Properties of this calibre and condition rarely become available, and an early internal viewing is strongly recommended to fully appreciate all that this outstanding bungalow has to offer.

Kitchen
3.02 x 4.95 (9'11" x 16'3")
Modern range of high and low level kitchen units in high gloss. With integrated appliances including dishwasher, fridge/freezer, electric hob, microwave and double oven. Option to reconnect plumbing for washing machine. Tiled flooring. Central heated vertical panel radiator. UPVC double glazed window to the front of the property.

Living Room
3.33 x 4.96 (10'11" x 16'3")
Wood effect flooring. Central heated horizontal panel radiator. UPVC double glazed bow window to the front.

Hallway
0.90 x 4.21 (2'11" x 13'10")
Access to the kitchen, living room, all three bedrooms and the house bathroom. Tiled flooring.

Dining Room / Bedroom Three
3.29 x 3.98 (10'10" x 13'1")
Wood effect flooring. Central heated vertical panel radiator. UPVC double glazed frosted window to the side elevation.

Bedroom One
3.43 x 4.47 (11'3" x 14'8")
UPVC double glazed French doors leading to the rear. Wood effect flooring. Central heated vertical panel radiator. UPVC double glazed window to the rear.

Bedroom Two
2.00 x 3.90 (6'7" x 12'10")
Central heated radiator. UPVC double glazed window to the rear.

Bathroom
1.97 x 2.87 (6'6" x 9'5")
White suite comprising of WC with low level flush. Wash hand basin with chrome mixer tap. Panel bath with jets and chrome tap. Extractor fan. Tiled effect flooring. Central heated chrome towel rail. UPVC double glazed frosted window to the side elevation.

The Property Ombudsman

Park Row

Garage

2.67 x 4.67 (8'9" x 15'4")

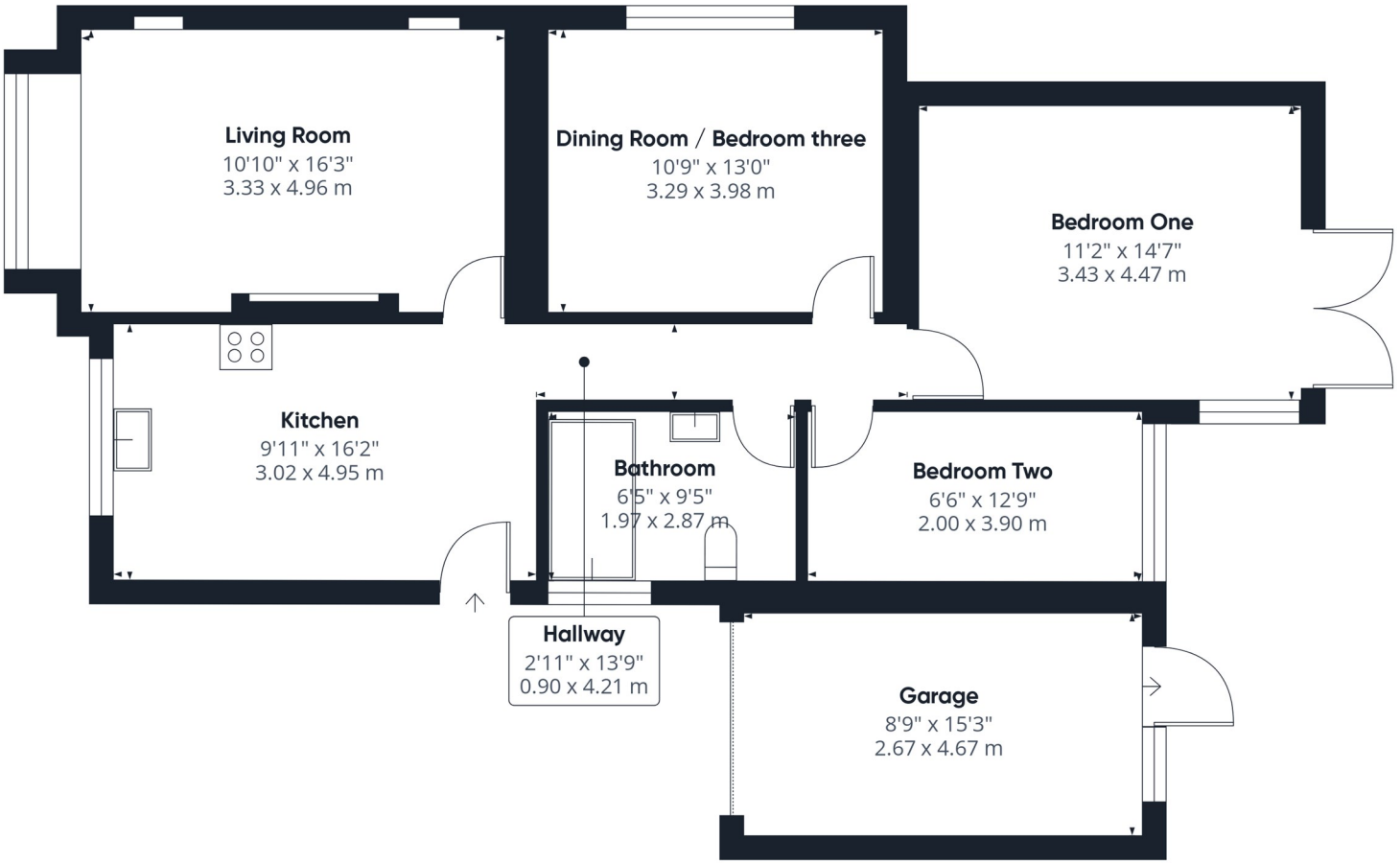
Up and over garage door. UPVC door leading to the rear garden.

Outside

To the front of the property there is a lawn and a block paved driveway running down the side of the property to the single garage. There is a door at the back of the garage that gives access to a decked rear garden bordered by shrubs and bushes for added privacy.

The Property Ombudsman

Park Row



Approximate total area(1)

983 ft²

91.4 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360

T 01977 791133
W www.parkrow.co.uk
30 Newgate, Pontefract, West Yorkshire, WF8 1DB
pontefract@parkrow.co.uk

Park Row

T 01977 791133
W www.parkrow.co.uk
30 Newgate, Pontefract, West Yorkshire, WF8 1DB
pontefract@parkrow.co.uk