



Paslew Court, , East Morton, BD20 5RW

- 4 Bedrooms
- Double Garage
- Popular Location
- 2 En-Suite
- Fantastic Open Plan Dining Kitchen
- Excellent Transport Links

Asking Price £395,000



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DESCRIPTION

For sale is a well-presented, stone-built, detached property located in the sought-after residential development of East Morton.

The property provides well-designed accommodation set over two floors. It comprises four spacious bedrooms, two of which are complemented with en-suite bathrooms for added convenience. The property also features two reception rooms, providing ample space for entertainment or relaxation.

The heart of this home is undoubtedly its open plan kitchen, living and dining area. This generous space is perfect for modern family living and social gatherings. Supplementing this is a sunroom, offering you a perfect spot to enjoy the sunshine all year round.

Furthermore, the property benefits from a double garage, providing additional storage or parking space. This property falls under Council Tax Band E.

Convenient transport links by road or rail to Leeds, Bradford, and Aire Valley towns make this an excellent base for commuters. Additionally, local amenities and schools are within easy reach, making it an ideal home for families.

In conclusion, this property presents a unique opportunity to own a detached home in a popular location with all the conveniences at your doorstep. Viewing is highly recommended to fully appreciate what this property has to offer.







Floor 0



Floor 1

Approximate total area⁽¹⁾
1525.03 ft²
Reduced headroom
9.78 ft²

(1) Excluding balconies and terraces

Reduced headroom
..... Below 5 ft

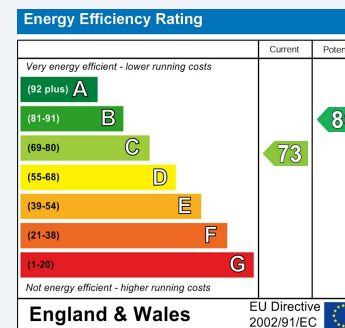
While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply with RICS IPMS 3C.

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ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

Viewings

Please contact bingley@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.