



High Street, Worsbrough, Barnsley, S70 4AA

Offers Over £265,000

3 1 3



An exceptionally well proportioned three bedroom detached bungalow, which occupies a generous plot providing off road parking for several vehicles in addition to a garage. Benefitting from privately enclosed South-west facing gardens, gas central heating and double glazing. The property is positioned within close proximity to open countryside, is well served by an abundance of local services and is within a short drive of the M1 motorway network.

ACCOMMODATION:

A double glazed entrance door opens into a spacious entrance hall, which provides an impressive introduction to the home, has a useful cloaks cupboard and provides access into the loft space.

A well proportioned lounge is situated to the front aspect of the property, enjoys a double aspect position, with three windows inviting an abundance of natural light indoors, whilst commanding long distance views across the valley. The room has coving to the ceiling, a dado rail, a central heating radiator and Folding doors providing access through to the dining room. A Louis style fireplace has a Marble inset and hearth, which is home to a Living Flame gas fire.

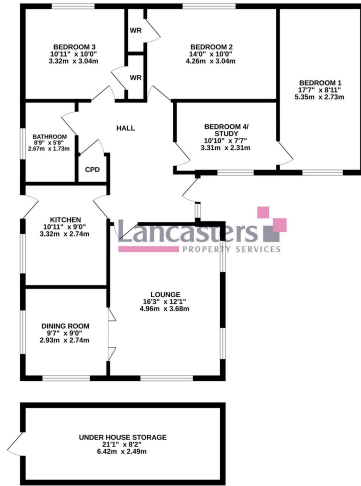
The dining room also enjoys a double aspect position, has windows to front and side aspects, a radiator and coving to the ceiling.

The kitchen is presented with a comprehensive range of fitted kitchen furniture, comprising base and wall cupboards with complimentary work surfaces which incorporates a one and a half bowl sink unit with a drainer. The room has an integrated fridge, an extractor fan with an electric cooker point beneath, plumbing for an automatic washing machine and dishwasher and space for a dryer. There is a double glazed window and a double glazed door which opens onto the garden.

A study off the hallway offers versatile accommodation, leading through to a double bedroom, would present an ideal dressing room, has a window to the front aspect and extends into bedroom one.

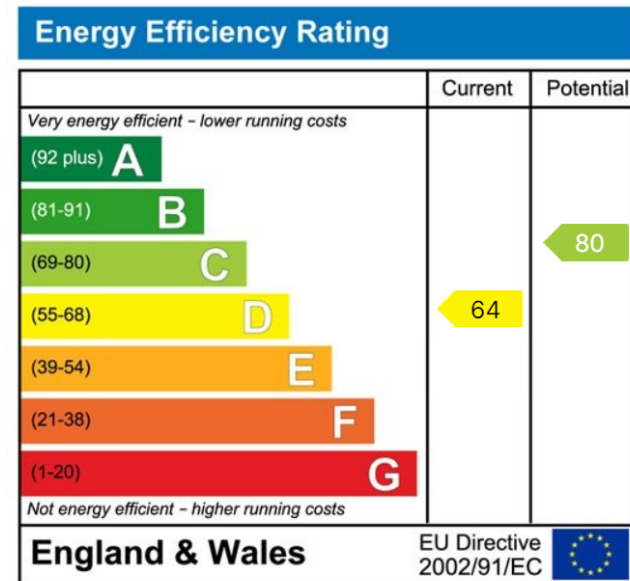
Bedroom one is positioned to the front elevation of the property, with





Whilst every effort has been made to ensure the accuracy of the figures included here, measurements of plots, volumes, areas and any other facts are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for guidance purposes only and should not be used as a basis for any prospective purchase. The services offered by the agents are subject to the terms and conditions of the agency agreement as to their responsibility of efficiency can be given. www.lancasters.co.uk

- GENEROUS PLOT
- DRIVE & GARAGE - ADDITIONAL PARKING TO REAR
- LOUNGE, DINING ROOM & KITCHEN
- SPACIOUS ACCOMMODATION
- LOCAL SERVICES & AMENITIES
- SOUTHWEST FACING GARDENS
- 3 BEDROOMS & STUDY
- WELL PRESENTED THROUGHOUT
- OPEN COUNTRYSIDE
- M1 ACCESS



Lancasters Property Services
 Property Professionals For Over 230 Years
 Independent Estate Agents, Surveyors & Property Management
 Email: mail@lancasters-property.co.uk
 In association with Lancasters Property Management Ltd.

Lancaster House, 20 Market St.
 Penistone S36 6BZ
 Tel: (01226) 763307