



## 1 Lower Northcroft, South Elmsall, WF9 2TB

GUIDE PRICE £300,000 - £320,000

You do not want to miss this gorgeous, extended 4 bed semi detached home situated on popular Lower Northcroft, South Elmsall.

This gorgeous home has been finished to a high standard both inside and out and boasts an open plan kitchen/diner, open plan lounge/diner and converted garage with a multi purpose room, making this house super flexible for any buyer.

As you enter the property into the hallway, the lounge / dining area sits to the right with double aspect windows allowing plenty of natural light in. The kitchen/diner is at the back of the house with gorgeous sliding doors leading onto the well maintained patio and garden. The kitchen has an expanse of units, island and integrated dishwasher. The multipurpose room and WC leads off of the kitchen and sits at the front of the property. This gorgeous room could be used as an office, gym room, play room, business room, the possibilities are endless.

Upstairs there are 4 double bedrooms, the master having a stunning dressing room in the attic space which has

- Gorgeous Extended 4 Bed Semi Detached
- Beautifully Decorated Throughout
- Stunning Kitchen/Diner
- Converted Garage Room & Downstairs WC
- Open Plan Living Room & Dining Area
- Master Bedroom with Attic Access Currently being used as a Walk in Wardrobe
- Gorgeous Bathroom / Shower Room
- 4 Fantastic Sized Bedrooms
- Stunning Garden to the rear and Off Road Parking
- Guide Price £300,000 - £320,000

**£300,000**

