



Sheepwalk Lane, CASTLEFORD WF10 3QQ

welcome to

Sheepwalk Lane, CASTLEFORD

LOOKING FOR THE WOW FACTOR? SET OVER 241 Sq Meters, this EXCEPTIONAL detached property offers BEAUTIFUL living accommodation throughout and INCLUDES an IMPRESSIVE dining kitchen and MASTER SUITE. , The property also includes ample off street parking, a double garage and a superb rear garden!



Entrance Hall

Having the entrance door to the front aspect, stairs to the first floor landing, gas central heating radiator and an opening to the study.

Study

10' 9" max x 8' 9" max (3.28m max x 2.67m max)

Double glazed window to the front aspect and a gas central heating radiator.

Utility Room

9' 6" max x 5' 9" max, plus fitted units (2.90m max x 1.75m max, plus fitted units)

Fitted with floor to ceiling larder cupboards which fitted with internal electric points, base units, space and plumbing for a washing machine and a tumble dryer, and a door to the side.

W.C

9' 6" max x 5' 4" max (2.90m max x 1.63m max)

Equipped with a wash hand basin and w.c set within a vanity storage unit, a heated towel rail and a double glazed window to the side aspect.

Lounge

20' 5" max x 13' 7" max (6.22m max x 4.14m max)

Having double glazed French doors to the rear aspect, a feature fire place with a gas fire, and a gas central heating radiator.

Dining Kitchen

26' 8" max x 18' 3" max (8.13m max x 5.56m max)

Comprising of a modern fitted Wren kitchen with a range of both wall and base units in cashmere colour high gloss with complimentary quartz work surfaces over. Includes an inset composite sink with a chrome InsinkErator hot tap, all Neff appliances which includes a steam oven with folding door, microwave and conventional grill oven, plate and food warmer, a second eye level oven plus an induction hob and an extractor over with LED feature lighting. Also includes an integrated dishwasher, integrated tall fridge and integrated tall freezer, a wine cooler and open wine rack and an island breakfast bar. Double glazed windows to the rear and side, and a door to

the rear aspect.

First Floor Landing

With stairs rising from the ground floor and having a spacious area with a wall mounted electric fire, double glazed window to the front aspect and an access hatch to the loft space.

Master Bedroom Suite

16' 6" max x 12' 2" max (5.03m max x 3.71m max)

With a double glazed window to the rear aspect, fitted Sharps wardrobes and drawer units, gas central heating radiator and an opening to the dressing room.

Dressing Room

9' 2" max x 9' 9" max (2.79m max x 2.97m max)

Double glazed window to the rear and a gas central heating radiator.

En-Suite

Equipped with a walk in shower, a wash hand basin and the low level flush w.c. Also includes a heated towel rail, tiling to all visible areas, ceiling spotlights and a double glazed window to the side.

Bedroom Two

9' 7" max x 16' 6" max (2.92m max x 5.03m max)

Double glazed window to the rear and a gas central heating radiator.

Bedroom Three

12' 3" max x 12' 3" max (3.73m max x 3.73m max)

Double glazed window to the front, a gas central heating radiator and a door to the Jack and Jill bathroom.

Bedroom Four

12' 9" max x 9' 4" max (3.89m max x 2.84m max)

Double glazed window to the front, a gas central heating radiator and a door to the dressing room.

Dressing Room

7' 8" max x 10' 4" max (2.34m max x 3.15m max)

Double glazed window to the side aspect, a gas central heating radiator and a built in cupboard housing the water tank.

House Bathroom

Fitted with the three piece bathroom suite which includes a free standing bath, a wash hand basin and a low level flush w.c. Also has a heated towel rail, tiling to all visible areas, ceiling spotlights and a double glazed window to the side aspect. Door to bedroom three and a door to the landing.

Exterior

Externally the property has a resin driveway to the front which allows parking for a number of cars, side access, a composite entrance gate and access to the integral garage.

To the rear is a South facing garden with an Indian stone patio and a pergola to the bbq area. Also includes a lawn area, an additional patio with porcelain tiles, a hot tub, out door tap and three double power points.

Garage

A double electric garage with an electric roller shutter door, lighting, water connection and ample storage.



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Sheepwalk Lane, CASTLEFORD

- Exceptional Detached Home
- Covering 241 Square Meters Of Living Accommodation
- Stunning Dining Kitchen
- Additional Reception Room
- Master Suite With Dressing Room & En-Suite

Tenure: Freehold EPC Rating: C

£565,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
CAF112961 - 0006

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