



Netherwood Avenue, Castleford WF10 2QW

welcome to

Netherwood Avenue, Castleford

MOVING ON UP? At a Guide Price of £320,000 - £325,000 this IMMACULATE detached home could be right up your street! With it's FOUR generous bedrooms, this impressive property is PERFECT for the family buyer and includes a MODERN DINING KITCHEN, TWO reception rooms... and so MUCH MORE!



Entrance Hall

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

W.C

Complete with a wash hand basin, a low level flush w.c and an extractor fan.

Lounge

20' 4" max, into bay x 10' 9" max (6.20m max, into bay x 3.28m max)

Having a double glazed bay window to the front aspect, and a gas central heating radiator.

Dining Room

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

With double doors from the lounge and having a gas central heating radiator and double glazed French doors leading out to the rear garden.

Dining Kitchen

14' 9" max x 8' 10" max (4.50m max x 2.69m max)

Comprising of a modern fitted kitchen with a range of both wall and base units with complimentary work surfaces over. Includes a one and a half bowl sink and drainer, an electric double oven with a gas hob, matching splash back and a cooker hood over. Also had an integrated dishwasher and an integrated fridge freezer, double glazed window to the rear and double glazed French doors leading out to the rear garden.

Utility Room

7' 9" max x 9' 8" max (2.36m max x 2.95m max)

With plumbing for a washing machine.

First Floor Landing

With stairs rising from the ground floor and having an access hatch to the loft.

Bedroom One

15' 4" max, into bay, plus wardrobe x 11' 2" max (4.67m max, into bay, plus wardrobe x 3.40m max)

With a double glazed bay window to the front aspect, fitted wardrobes and a gas central heating radiator.

En-Suite

Equipped with a shower cubicle, a wash hand basin, and a low level flush w.c. Also includes a heated towel rail and a double glazed window to the front.

Bedroom Two

11' 2" max x 9' 2" max (3.40m max x 2.79m max)

With a double glazed window to the rear aspect, a gas central heating radiator and a door to the Jack & Jill shower room.

Bedroom Three

11' 8" max x 10' 3" max (3.56m max x 3.12m max)

With a double glazed window to the front, a gas central heating radiator and a door to the Jack & Jill shower room.

Shower Room

Fitted with a shower cubicle, a wash hand basin and a low level flush w.c. Also includes a heated towel rail and a double glazed window to the side.

Bedroom Four

7' 4" max x 11' 9" max (2.24m max x 3.58m max)

With a double glazed window to the rear aspect, and a gas central heating radiator.

House Bathroom

Consisting of a modern three piece bathroom suite which includes a bath with mixer tap, a wash hand basin and a low level flush w.c. Also has a useful storage cupboard, a gas central heating radiator and a double glazed window to the rear.

Exterior

Externally the property has a a driveway to the front aspect for off street parking, while to the rear is a private, enclosed garden space with a patio seating area and a lawn.

Garage

A useful storage garage with an up and over door.



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welcome to

Netherwood Avenue, Castleford

- Guide Price £320,000 - £325,000
- Executive Style Detached Home
- Four Double Bedrooms
- En-Suite Plus Jack & Jill Shower Room
- Family Bathroom & Ground Floor W.C

Tenure: Freehold EPC Rating: C

guide price

£320,000 - £325,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
CAF113304 - 0002

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