



Lewin Grove, Castleford WF10 3SF

welcome to

Lewin Grove, Castleford

LOOKING for a BEAUTIFULLY presented family home? At a Guide Price of £185,000 - £195,000 we've found it for you! Offering THREE GOOD SIZE bedrooms, this IMPRESSIVE semi detached is set on a generous plot which includes a DRIVEWAY for off street parking and a larger than average GARDEN TO THE REAR!



Entrance Porch

Having the entrance door to the front aspect and double glazed windows to the side. Door leading to the entrance hall.

Entrance Hall

With stairs to the first floor landing.

Lounge / Diner

19' 7" max x 9' 8" max (5.97m max x 2.95m max)

Featuring a double glazed window to the front aspect and double glazed French doors leading out to the rear garden. Oak flooring, and a gas central heating radiator.

Kitchen

11' 3" max x 16' 8" max (3.43m max x 5.08m max)

Comprising of a fitted kitchen with a range of both wall and base units with complimentary oak work surfaces over. Also includes a sink and drainer with mixer tap, an electric oven and microwave, plus a five ring gas hob with matching splash back, and a cooker hood unit over. Integrated appliances include the fridge freezer, washing machine and dishwasher. Built in storage cupboard, ceiling spotlights, a double glazed window to the rear and a door to the side.

First Floor Landing

With stairs rising from the ground floor and having a built in boiler cupboard, and an access hatch to the loft.

Bedroom One

11' 4" max x 10' 2" max, plus door recess (3.45m max x 3.10m max, plus door recess)

Double glazed window to the front aspect, a built in cupboard, and a gas central heating radiator.

Bedroom Two

8' 9" max x 13' 3" max (2.67m max x 4.04m max)

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

Bedroom Three

6' 4" max x 11' 9" max (1.93m max x 3.58m max)

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

House Bathroom

Consisting of a three piece bathroom suite which includes a bath with a shower over, a wash hand basin, and a low level flush w.c. Heated towel rail and a double glazed window to the rear.

Exterior

Externally the property has a driveway to the front for off street parking, while to the rear is a generous garden space with a patio seating area, a lawn, fruit tress, vegetable beds, a garden shed, greenhouse, and an outdoor tap.



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welcome to

Lewin Grove, Castleford

- Guide Price £185,000 - £195,000
- Impressive Semi Detached Home
- Three Bedrooms
- Beautifully Presented Throughout
- Off Street Parking

Tenure: Freehold EPC Rating: D

guide price

£185,000 - £195,000



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Property Ref:
CAF113371 - 0002

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postcode not the actual property