



**Gypsy Lane, Castleford WF10 3PA**

**welcome to**

## **Gypsy Lane, Castleford**

Practically PERFECT IN EVERY WAY, this IMPRESSIVE detached dorma bungalow is now READY for you to view! At a Guide Price of £340,000 - £350,000 this BEAUTIFUL home offers SPACIOUS & MODERN living accommodation throughout and includes a driveway with AMPLE parking and a fabulous Garden to the rear!



### Entrance Hall

Having the entrance door to the front aspect, a gas central heating radiator, spotlights, and an oak stair case with stairs leading to the first floor.

### Bedroom One

12' 8" max x 12' 8" max ( 3.86m max x 3.86m max )

With a double glazed bay window to the front aspect with shutters over, a gas central heating radiator and a tv point.

### Bedroom Two

11' 8" max x 11' 1" max ( 3.56m max x 3.38m max )

With a double glazed window to the front aspect with shutters over, a built in wardrobes, a gas central heating radiator and a tv point.

### Lounge

15' 7" max x 12' 7" max ( 4.75m max x 3.84m max )

With a double glazed bay window to the southerly side aspect with shutters over, a gas central heating radiator and a tv point.

### Bathroom

Consisting of a modern bathroom suite which includes a free standing bath, a wash hand basin set within a vanity storage unit, a walk in shower, and the low level flush w.c. Also includes a heated towel rail, and double glazed window to the side aspect.

### Kitchen Diner

29' 9" max x 15' 7" max ( 9.07m max x 4.75m 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, two Neff hide and slide electric ovens, a Neff five ring induction hob, with extractor fan over. Also features integrated dishwasher, space for an American style fridge freezer, an island with pan drawers, LED under counter and plinth lights, wall mounted tv point, double glazed French doors to the rear with fitted blinds, spotlights, and a double glazed window to the rear.

### Utility Room

9' 9" max x 7' 8" max ( 2.97m max x 2.34m max )

Fitted with both wall and base units plus work surfaces, plumbing for a washing machine and space for a dryer, a cupboard housing the gas central heating boiler, a double glazed window to the side and a gas central heating radiator.

### First Floor Landing

With stairs rising from the ground floor and a double glazed window to the rear.

### Bedroom Three

17' max x 10' 1" max ( 5.18m max x 3.07m max )

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

### Bedroom Four

17' 3" max x 12' 4" max ( 5.26m max x 3.76m max )

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

### Shower Room

Equipped with a shower cubicle, a wash hand basin set within a vanity storage unit and a low level flush w.c and a heated towel rail.

### Exterior

Set on a generous plot, this impeccable property has a tarmac driveway to the front providing parking for multiple vehicles and an outdoor power point. To the rear is an enclosed private garden providing an Indian stone patio seating area, an array of plants, trees and shrubs, side gated access, an outdoor tap, double outdoor power points, and outdoor lights to the front side and rear.



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## Gypsy Lane, Castleford

- Guide Price £340,000 - £350,000
- Immaculate Detached Dorma Bungalow
- Four Bedrooms
- Modern Kitchen Diner
- Utility Room

Tenure: Freehold EPC Rating: C  
Council Tax Band: E

guide price

**£340,000**



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
CAF113484 - 0009

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