



Cawdel Way | South Milford | LS25 5NT

Chain Free £275,000

Two bedroom detached bungalow | Council Tax Band C | EPC Rating TBC

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***RARE OPPORTUNITY. SOUGHT AFTER LOCATION. UPDATED SHOWER ROOM.

RESIN DRIVE & GARAGE ***

A rare opportunity to purchase a bungalow in a sought after location offered with no onward chain and vacant possession. There is a secluded garden and a small shed to the rear of the garage.

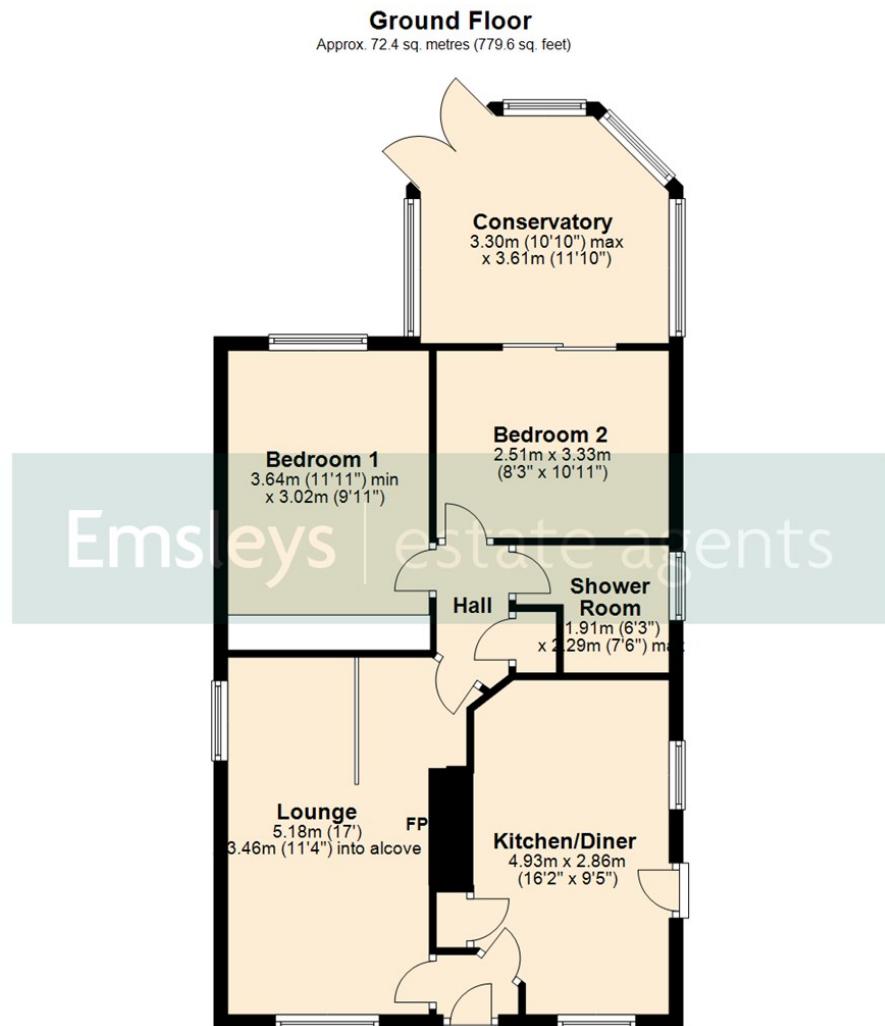
Internally, the bungalow offers two reception rooms and a kitchen/diner, giving separate areas for living and recreation together with a modernised shower room. The property has gas central heating and PVCu double glazing. Outside, there is off-street parking for three cars to the resin driveway and a single garage with electric up and over door, adding useful storage and vehicle space.

South Milford is a village setting with local amenities including village shops and everyday services, with further facilities available in nearby Sherburn in Elmet and Garforth. The area is served by South Milford railway station, which offers services towards Leeds, York and Selby; journey times to Leeds are typically around 20–25 minutes, making it a practical option for commuting. Road links are strong, with access to the A1(M) and M62 providing routes towards Leeds, York, Doncaster and beyond.

The location is noted for its residential appeal, with access to local schools in the wider LS25 area and green spaces and countryside walks nearby. This detached bungalow will appeal to buyers looking for a downsize and retirement in a residential setting with parking, a garage and established transport connections. Call now to arrange your viewing.







Total area: approx. 72.4 sq. metres (779.6 sq. feet)

These details are for guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance, verification should be obtained. They do not constitute a contract or part of a contract. All measurements are approximate. No guarantee can be given with regard to planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested. Items shown in photographs are NOT necessarily included. Interested Parties are advised to check availability and make an appointment to view before travelling to see a property.



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