



**Bell Street, Upton PONTEFRACT WF9 1LD**

**Welcome to**

**Bell Street, Upton PONTEFRACT**

FOR SALE WITH NO ONWARD CHAIN! Attention first time buyers. A ready to move into THREE bedroom terraced property with driveway.



### **Lounge**

13' 5" x 12' 3" ( 4.09m x 3.73m )

With a UPVC double glazed window to the front aspect, electric fire with wood surround and coving to the ceiling.

### **Kitchen**

12' 5" x 9' 1" ( 3.78m x 2.77m )

A fitted kitchen consisting of wall and base units with work surfaces over, stainless steel sink and drainer, oven, electric hob with extractor hood, space for washing machine, space for under counter fridge freezer, door to the pantry, door to the bathroom, tiled flooring, tiling to splash back, UPVC door to the rear aspect and two UPVC double glazed windows to the rear aspect.

### **Bathroom**

A suite consisting of a low level flush WC, wash hand basin set in a vanity unit, bath with electric shower and shower curtain, fully tiled walls and flooring, extractor fan and a chrome heated towel rail.

### **Landing**

With access to the loft with a pull down ladder.

### **Bedroom One**

12' 6" x 10' 9" ( 3.81m x 3.28m )

With a UPVC double glazed window to the front aspect, fire place and a gas central heating radiator.

### **Bedroom Two**

12' 1" x 6' 1" ( 3.68m x 1.85m )

With a UPVC double glazed window to the rear aspect, built in wardrobe and a gas central heating.

### **Bedroom Three**

6' 11" x 6' ( 2.11m x 1.83m )

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

### **Front Aspect**

To the front is a pebbled driveway with a side gate to the rear garden.

### **Rear Garden**

With a patio seating rear, lawned garden, shed and a timber fence surround.



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## Welcome to

### Bell Street, Upton PONTEFRACT

- Three Bedroom Mid-Terrace Home
- NO ONWARD CHAIN
- Close to the A1
- Close To Local Amenities
- Regular Bus Routes

Tenure: Freehold EPC Rating: D

# £125,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
PON117749 - 0002

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