



Eastbourne View, Pontefract WF8 2HH

Welcome to

Eastbourne View, Pontefract

GUIDE PRICE £140,000 - £150,000 Two bedroom semi-detached home offered with NO ONWARD CHAIN! Off street parking, outdoor storage and a fully enclosed garden to the rear. Perfect for buy to let investors or first time buyers.



Entrance Hallway

With stairs to the first floor, storage cupboard housing the fuse box and a gas central heating radiator. Access into the lounge.

Lounge

11' 10" x 12' 1" (3.61m x 3.68m)

With a UPVC double glazed window to the front aspect, electric fire, open to dining area and a gas central heating radiator.

Dining Room

7' 8" x 9' 2" (2.34m x 2.79m)

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

Kitchen

7' 9" x 7' 11" (2.36m x 2.41m)

A kitchen consisting of base units with work surfaces over, stainless steel sink, extractor fan, a gas central heating radiator, UPVC double glazed window to the rear aspect, two good size storage cupboards, and a door to the side leading into the rear garden.

Landing

With a double glazed window to the side aspect and access to loft.

Bedroom One

9' 11" x 12' 2" max (3.02m x 3.71m max)

With a UPVC double glazed window to the rear aspect, storage cupboard housing boiler, additional storage cupboard with a double glazed window to the side, and a gas central heating radiator.

Bedroom Two

10' x 10' 10" (3.05m x 3.30m)

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

Bathroom

A three piece suite consisting of a low level flush WC, wash hand basin, panel bath with twin taps, extractor fan, part tiled, chrome heated towel rail and a double glazed window to the rear aspect.

Front Garden

Driveway providing ample off street parking and a laid to lawn garden.

Rear Garden

Fully enclosed garden with fenced boundaries and patio area. Outhouse ideal for storage.



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Welcome to

Eastbourne View, Pontefract

- *****GUIDE PRICE £140,000 - £150,000*****
- Two Bedroom Semi-Detached Home
- NO ONWARD CHAIN
- Driveway
- In Need Of Modernisation

Tenure: Freehold EPC Rating: C

guide price

£140,000 - £150,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
PON118030 - 0003

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