



Radford Park Avenue, South Kirkby Pontefract WF9 3DN

welcome to

Radford Park Avenue, South Kirkby Pontefract

GUIDE PRICE £150,000-£160,000Set in a quiet CUL-DE-SAC this EXTENDED three bedroom DETACHED bungalow has scope to extend further if required. Boasting ample off street parking, spacious lounge and attractive gardens. Viewing is a must to fully appreciate the size and potential.



Introduction

This extended, well proportioned three/four detached bungalow is set in a quiet cul-de-sac, close to amenities and with excellent transport links including two train stations with direct links to Leeds, Doncaster and Wakefield.

Accommodation briefly comprises; entrance hallway, spacious lounge, kitchen, dining room, three bedrooms and a house bathroom.

The property is set on a generous plot with front and rear gardens along with a driveway providing ample off street parking.

Bungalows of this size are rare to the market and an internal inspection is a must to appreciate the space and potential on offer with this lovely home! This bungalow has potential to extend to the back.

Lounge

19' 7" x 10' 3" (5.97m x 3.12m)

This lounge has a fire place, TV point, coving to the ceiling and laminate flooring. There is a central heating radiator and two uPVC double glazed windows to the front.

Kitchen

11' 1" x 8' (3.38m x 2.44m)

This fitted kitchen has wall and base units, a stainless steel sink and drainer, work surfaces and spaces for a free standing cooker. There is space and plumbing for a washing machine, tiled flooring, a central heating radiator, a door to the side and a uPVC double glazed window to the side.

Bedroom One

11' 3" x 10' (3.43m x 3.05m)

Carpeted double with a central heating radiator and a uPVC double glazed window to the rear.

Bedroom Two

A central heating radiator, laminate flooring and a uPVC double glazed window to the front.

Bedroom Three

6' 9" x 7' 9" (2.06m x 2.36m)

A central heating radiator and a uPVC double glazed window.

Bedroom Four

10' 4" x 7' 9" (3.15m x 2.36m)

Carpeted with a central heating radiator and a uPVC double glazed window to the rear.

Bathroom

This family bathroom offers a bath, a wash hand basin, a low level W.C and coving to the ceiling. There is tiled flooring and part tiling to the walls and a uPVC double glazed window to the side.

Front Garden

Lawned garden to the front with a paved path leading to the entrance.

Rear Garden

This generous enclosed rear garden has a lawned area and fenced boundaries.



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Radford Park Avenue, South Kirkby Pontefract

- **GUIDE PRICE £150,000-£160,000**
- NO CHAIN
- Cul-De-Sac Location
- Potential To Extend if required
- Generous Gardens

Tenure: Freehold EPC Rating: D

guide price

£150,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
PON111547 - 0011

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