



Hartley Park Avenue, Pontefract WF8 4AW



welcome to

Hartley Park Avenue, Pontefract

O.I.R.O £295,000 Tucked away in this prime, highly sought after residential location is this substantial brick-built mature three bedroom detached true BUNGALOW standing in substantial gardens, which has remained in the same family for years.



Approach

The property is accessed via double decorative wrought iron gates which open to the long driveway leading to the detached garage at the rear. The bungalow itself has been carefully tendered by the current owners and has fortunately retained many of its original period features providing character and charm throughout. In brief, the internal accommodation briefly comprises an elegant reception/dining hall, a lounge boasting an impressive cast iron open fireplace and spacious kitchen, side lobby, and useful walk-in pantry. There are three good size bedrooms, a shower room and separate W.C. Outside the substantial grounds are mainly laid to lawn, ideal for children to play, and offering a choice of patios and seating areas, ideal for outdoor entertaining.

Side Porch

With a double glazed side door, tiled flooring and a built in storage cupboard for clothes and shoes on the corner.

Reception/dining Room

15' 9" x 10' 6" (4.80m x 3.20m)

With a double glazed dual aspect window and window seat and a gas central heating radiator.

Pantry/utility Room

6' 3" x 5' 9" (1.91m x 1.75m)

With a double glazed window to the side aspect, tiled flooring, plumbing for washer and a vent for the dryer and shelves.

Lounge

15' x 13' 9" (4.57m x 4.19m)

With a double glazed window to the front and side aspect, an open cast iron fire place with a large

decorative tiled hearth and a gas central heating radiator.

Kitchen

11' 9" x 10' 7" (3.58m x 3.23m)

A fitted kitchen with wall and base units with work surfaces over, a stainless steel bowl and a half sink and drainer, tiling to splash back, space for a cooker, integral dishwasher, a cupboard housing the central heating boiler, a gas central heating radiator and a double glazed window to the rear aspect.

Bedroom One

13' 7" x 10' 5" (4.14m x 3.17m)

With a double glazed window to the front aspect, a bespoke quality built in wardrobe and a gas central heating radiator.

Bedroom Two

10' 7" x 10' 8" (3.23m x 3.25m)

With a double glazed window to the side aspect, a picture rail, bespoke quality built in wardrobes and a gas central heating radiator.

Bedroom Three

7' 6" x 7' 6" (2.29m x 2.29m)

With a double glazed window to the rear aspect.

Wc

A suite consisting for a low level flush w.c, a double glazed window to the rear aspect and a gas central heating radiator.

Shower Room

A suite consisting of a large shower partly tiled, a wash hand basin set in a vanity unit, a gas central heating towel rail and a double glazed window to the side aspect.

Front Garden

With a wrought iron gate, Stands in own grounds and a substantial large drive.

Rear Garden

The rear garden is mainly laid to lawn with access to the detached garage.



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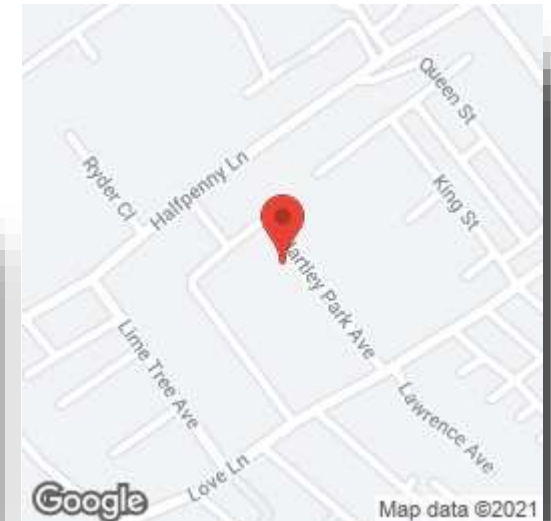
Welcome to Hartley Park Avenue, Pontefract

- ***O.I.R.O £295,000***
- A Mature True Detached Bungalow
- Sought After Residential Location
- Ideal For The Commuter
- Driveway & Detached Garage
- Spacious Bedrooms
- 360 Degree Virtual Tour

Tenure: Freehold EPC Rating: D

offers in the region of

£295,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
PON114199 - 0012

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