



Green Acres, Eggborough Goole DN14 0TQ

welcome to

Green Acres, Eggborough Goole

Green Acres in Eggborough is a bright, spacious family home with a large garden, generous driveway, three bedrooms, and a cosy lounge. The rear garden includes a lawn, patio, and garage—ideal for family living.



Green Acres in Eggborough is a spacious and well-presented family home offering comfort, charm, and practicality. Set behind a generous front garden with mature greenery and a large driveway, the property welcomes you with a bright entrance hall leading into a cosy lounge with an open fireplace and dual-aspect windows. The dining room includes pantry space and a front-facing window, while the kitchen is equipped with wall and base units and overlooks the rear garden.

Upstairs, you'll find three well-sized bedrooms filled with natural light, along with a modern bathroom featuring a shower cubicle, wash basin, towel radiator, and w/c. The rear garden is a standout, with a large lawn, patio area, surrounding hedge for privacy, and a garage/shed for extra storage.

With its generous layout, natural light throughout, and peaceful location, Green Acres is a gorgeous home perfect for family living.

Entrance Hall

Lounge

15' 10" x 9' 5" (4.83m x 2.87m)

Dining Room

10' 10" x 9' 11" (3.30m x 3.02m)

Kitchen

8' 8" x 6' 1" (2.64m x 1.85m)

Landing

First Bedroom

15' 10" x 13' 1" (4.83m x 3.99m)

Second Bedroom

11' 3" x 7' 8" (3.43m x 2.34m)

Third Bedroom

8' 3" x 7' 9" (2.51m x 2.36m)

Bathroom

Front Garden

Rear Garden



view this property online williamhbrown.co.uk/Property/SEL108646



welcome to Green Acres

- Gorgeous Family Home.
- Semi-Detached House.
- Three Bedrooms.
- Large Driveway.
- Well-Maintained Rear Garden.

Tenure: Freehold EPC Rating: D
Council Tax Band: A

offers over
£220,000



Please note the marker reflects the
postcode not the actual property

view this property online williamhbrown.co.uk/Property/SEL108646



Property Ref:
SEL108646 - 0004

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



william h brown



01757 210040



Selby@williamhbrown.co.uk



52 Gowthorpe, SELBY, North Yorkshire, YO8 4ET



williamhbrown.co.uk