



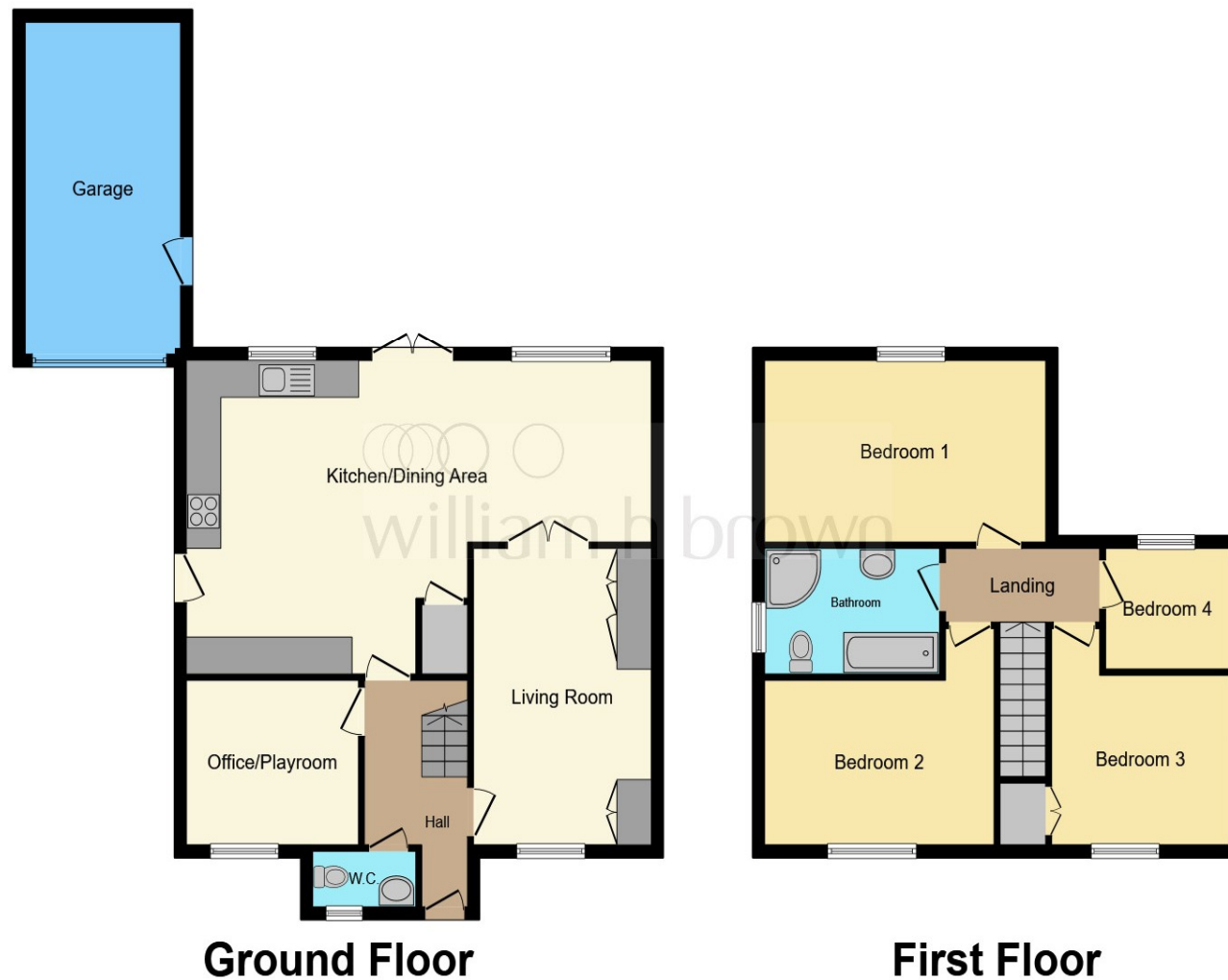
Mayfield Gardens, Ossett WF5 9PW

welcome to

Mayfield Gardens, Ossett

Open House Saturday 11th October 2025 11:00-12:00. Guide price £350,000-£375,000. An Immaculately presented four-bedroom detached family home situated in a residential popular development in Ossett not to be missed! Viewings highly recommended to fully appreciate what this home has to offer.





Lounge

15' 4" max x 10' 9" max (4.67m max x 3.28m max)

Reception Room

9' 3" max x 8' 9" max (2.82m max x 2.67m max)

Kitchen

10' 3" max x 26' 3" max (3.12m max x 8.00m max)

Downstairs W.C.

Bedroom One

18' 5" max x 9' 2" max (5.61m max x 2.79m max)

Bedroom Two

11' 9" max x 12' 3" max (3.58m max x 3.73m max)

Bedroom Three

10' 4" max x 11' 8" max (3.15m max x 3.56m max)

Bedroom Four

7' 2" max x 7' 9" max (2.18m max x 2.36m max)

Bathroom

Garage

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

welcome to

Mayfield Gardens, Ossett

- Four-bedroom detached family home
- Garage and driveway
- Kitchen dining living
- Enclosed rear garden
- Sought after location

Tenure: Freehold EPC Rating: C
Council Tax Band: E

guide price

£350,000



Please note the marker reflects the
postcode not the actual property

view this property online williamhbrown.co.uk/Property/WAK127145



Property Ref:
WAK127145 - 0005

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.

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