

MoveNow Properties



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FOR SALE

Lawns Court, Carr Gate

Wakefield, WF2 0UT

4 Bedroom, Detached

£459,950



Movenowproperties are delighted to present this stunning detached family home. Featuring four spacious double bedrooms and three modern bathrooms, this property includes a private driveway, integral garage, and a secluded rear garden. Available with no onward chain.

- Stunning detached family home
- Four spacious double bedrooms
- Three modern bathrooms, including two en suites
 - Convenient downstairs WC
 - Two elegant reception rooms
- Contemporary kitchen with integrated appliances
 - Integral garage with electric door
 - Private driveway with off-road parking
- Secluded and enclosed south facing rear garden
 - No onward chain

Accommodation Briefly Comprises:

Entrance Hall

A welcoming composite entrance door leads into a pleasant hallway with radiators. The hallway features stairs ascending to the first floor and doors opening to the living room, dining room, kitchen, garage, and WC.



Living Room

Measurements 18' 6" x 11' 1" (5.63m x 3.37m)

Double doors open to a spacious living room with a large double-glazed bay window overlooking the front. The room is enhanced by radiators, a gas fire with a modern surround, wall lights, and double doors leading to the dining room.



Dining Room

Measurements 11' 10" x 8' 10" (3.61m x 2.68m)

A versatile second reception room with patio doors opening to the rear garden, complete with a radiator.



Kitchen

Measurements 15' 4" x 13' 2" (4.67m x 4.02m)

A modern kitchen with a cosy seating area, offering a range of wall and base units with plinth lighting and under-counter lighting. It features a 1.5 sink and drainer with a mixer tap, integrated dishwasher, fridge freezer, double oven, microwave, four-ring induction hob with cooker hood above, and complementary work surfaces and upstands. A UPVC door opens to the rear, with a double-glazed window overlooking the garden.



Downstairs WC

Measurements 6' 11" x 3' 3" (2.11m x 0.99m)

Includes tiled flooring, part-tiled walls, low flush WC, wall-hung washbasin, chrome towel heater, and a frosted double-glazed window overlooking the side.



Stairs and Landing

Featuring carpet flooring, a handrail, frosted double-glazed window overlooking the side, radiator, storage cupboard, doors to bedrooms and bathroom, and a loft hatch.

Bedroom One

Measurements 15' 3" x 10' 10" (4.65m x 3.29m)

A spacious double bedroom with carpet flooring, fitted wardrobes, three arched double-glazed windows overlooking the front, and a radiator.



Ensuite

Measurements 8' 6" x 5' 5" (2.58m x 1.66m)

Boasts tiled flooring and walls, a double walk-in shower, low flush WC, wash basin set in modern vanity, frosted glass window overlooking the front, and a chrome towel heater.



Bedroom Two**Measurements 13' 0" x 8' 6" (3.95m x 2.58m)**

Features carpet flooring, radiator, double-glazed window overlooking the rear, and fitted wardrobes.

Ensuite Two**Measurements 5' 8" x 3' 11" (1.73m x 1.19m)**

Includes a shower unit, slimline washbasin set in modern vanity, chrome towel heater, frosted double-glazed window overlooking the side, and part-tiled walls.

Bedroom Three**Measurements 9' 11" x 8' 9" (3.01m x 2.66m)**

A comfortable bedroom with carpet flooring, fitted wardrobes, radiator, and double-glazed window overlooking the rear.

Bedroom Four**Measurements 9' 11" x 6' 8" (3.03m x 2.03m)**

Featuring carpet flooring, radiator, and double-glazed window overlooking the rear.

Bathroom**Measurements 8' 6" x 5' 1" (2.59m x 1.54m)**

A modern bathroom with tiled flooring and walls, low flush WC, bath, washbasin set in modern vanity, chrome heater, and frosted double-glazed window overlooking the side.

Outside

The front of the property boasts a pleasant lawn and driveway offering off-road parking.

The rear features a private, enclosed south-facing garden with a patio, lawn, shed, fenced boundaries, and well-established shrubs.

Garage**Measurements 17' 5" x 8' 3" (5.31m x 2.52m)**

The garage includes an electric open-and-over door, power, lighting, and houses the boiler and electrics.

Location

Ideally situated in a sought-after area near Junction 41 of the M1.

Broadband connection

Fibreoptic

Satellite / Fibre TV Availability

BT

Sky

Parking

Private Drive & Garage

Council Tax

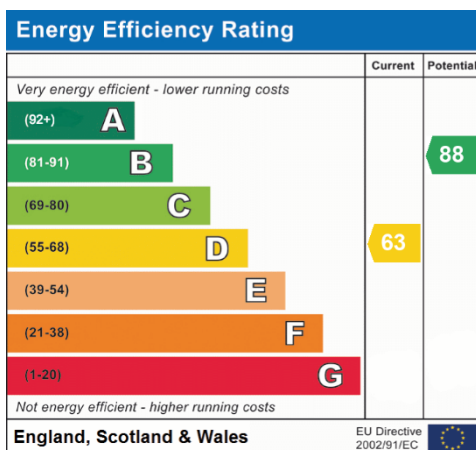
Band E

Tenure

Freehold



EPC



Viewings

For further information or to arrange a viewing please contact our office on 01924 249349

Free valuations

Considering selling or letting your property?

For a free valuation on your property please do not hesitate to contact us:

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Floor plans

These floor plans are intended as a rough guide only and are not to be intended as an exact representation and should not be scaled. We cannot confirm the accuracy of the measurements or details of these floor plans.

Floorplan

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