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**Dobson**



**16 Richmondfield Mount**  
Barwick in Elmet, Leeds, LS15 4HQ

**Chain Free £379,995**

# 16 Richmondfield Mount

Nestled in the desirable area of Richmondfield Mount, Barwick in Elmet, this charming three-bedroom detached bungalow presents an excellent opportunity for those seeking a comfortable and convenient home. With no onward chain, this property is ready for you to move in and make it your own.

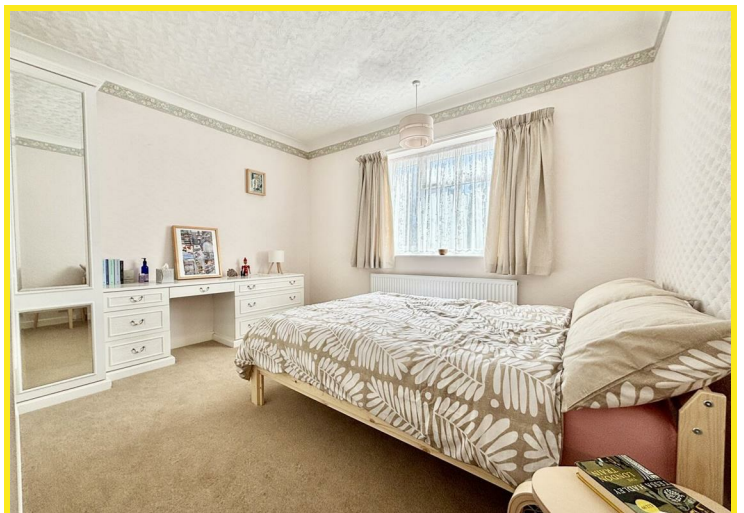
Upon entering, you are greeted by a spacious entrance hall that features a cupboard housing a Worcester Bosch combination boiler, which is approximately four years old and has been serviced annually, ensuring peace of mind for future homeowners. The fitted kitchen is practical and functional, perfect for preparing meals and entertaining guests.

The large lounge/diner is a standout feature of the home, boasting three windows that flood the space with natural light, creating a warm and inviting atmosphere. This area is ideal for both relaxation and social gatherings. The bungalow comprises three well-proportioned bedrooms, with the main bedroom benefiting from fitted wardrobes for added storage. The second bedroom features French doors that open directly to the garden, providing a lovely connection to the outdoor space.

The wet room is thoughtfully designed, equipped with a pedestal wash basin and a low flush WC, offering both style and convenience. Outside, the property boasts a private rear garden, complete with a paved seating area and a lawn, perfect for enjoying the fresh air or hosting summer barbecues.

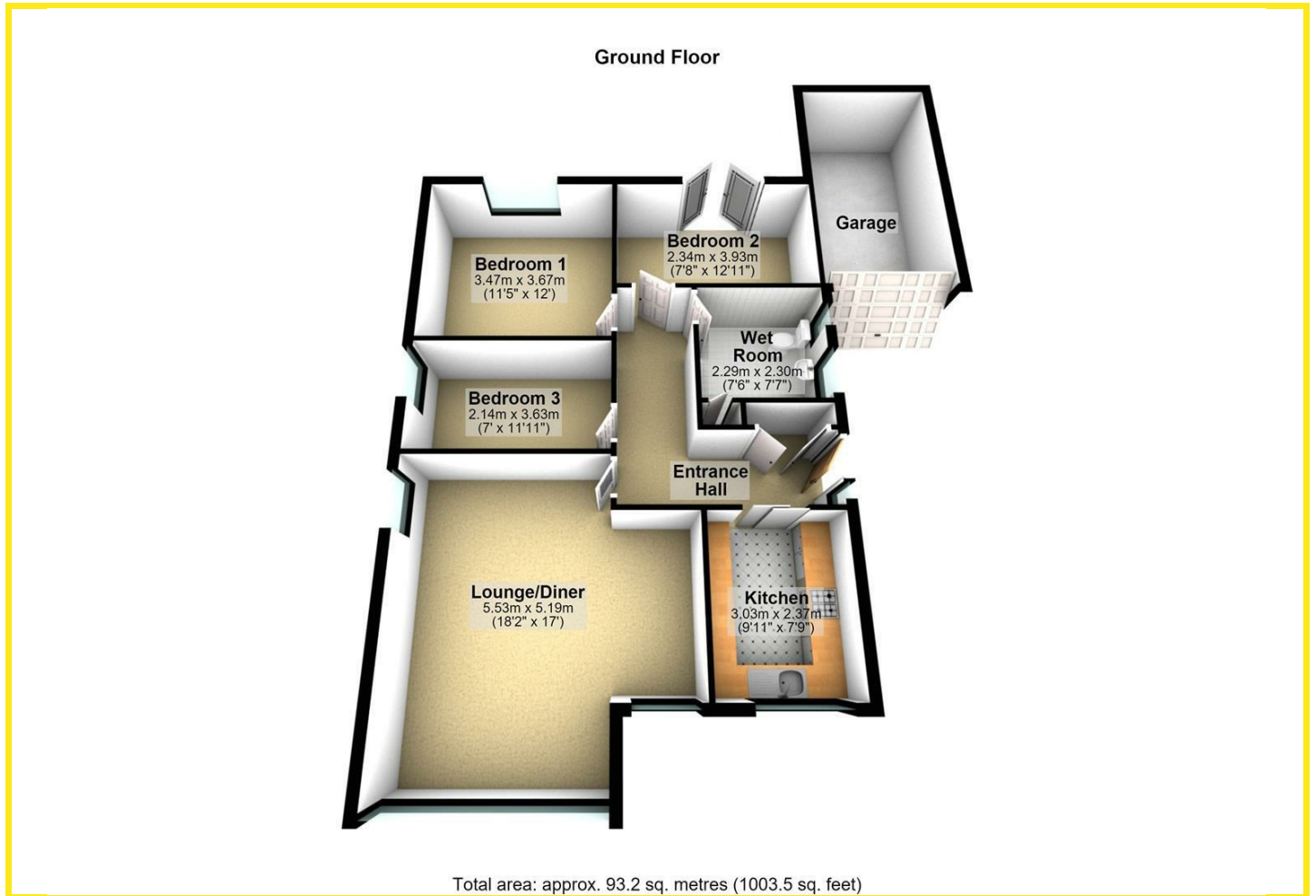
The driveway provides ample off-road parking and leads to a garage with an electric door, adding to the practicality of this delightful home. Additionally, the location offers easy access to local shops, schools, and public transport links, as well as the A1/M1 motorway, making it an ideal choice for commuters.

This bungalow is a rare find in a sought-after location, combining comfort, convenience, and a welcoming atmosphere. Don't miss the chance to make it your new home.

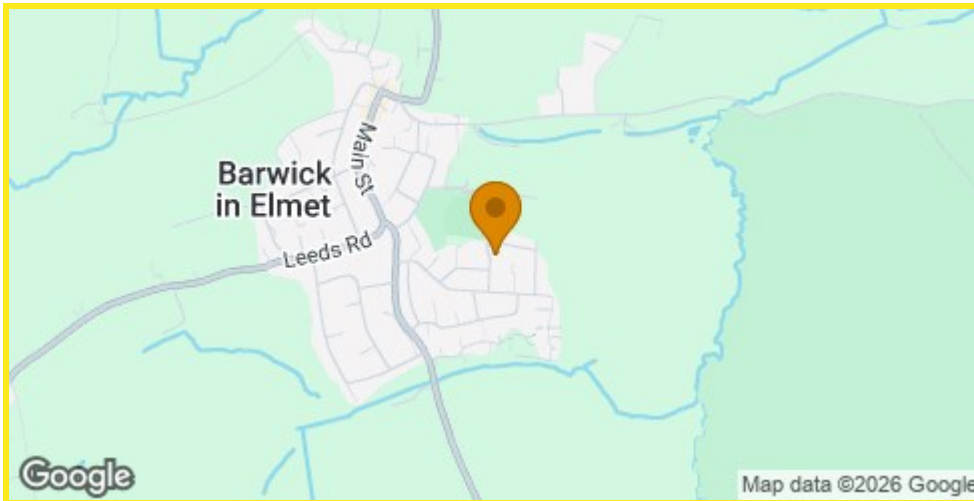




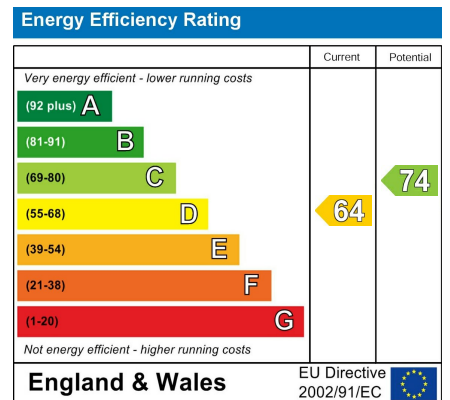
## Floor Plan



## Area Map



## Energy Efficiency Graph



## Directions

On entering the village of Barwick-in-Elmet from the direction of Garforth on Long Lane, take the third turn right on to Richmondfield Lane then your third left onto Richmondfield Mount. Alternatively from Barwick Main Street turn down Long Lane in the direction of Garforth. From this direction take the second turn left off Long Lane on to Richmondfield Lane, then your third left onto Richmondfield Mount. The property can be found on the right hand side as indicated by the agents board.

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