
HUNTERS
HERE TO GET you THERE
11 Town Lands Close, Wombwell, Barnsley, S73 0BQ

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£190,000

Welcome to this charming three-bedroom semi-detached home located in the desirable area of Town Lands Close, Wombwell, Barnsley. This property is spread across three well-designed floors, offering ample space for comfortable living.

As you enter, you are greeted by a welcoming entrance hall that leads into a large living and dining room. This area is bathed in natural light, thanks to the generous windows and French doors that open out to the garden, creating a perfect space for entertaining or relaxing with family. The kitchen is conveniently situated adjacent to the living area, making it easy to serve meals and enjoy family time. Additionally, there is a downstairs WC for added convenience.

The first floor features two spacious bedrooms, both of which provide a peaceful retreat for rest and relaxation. A well-appointed bathroom serves this level, ensuring that all your needs are met. Ascending to the top floor, you will find the master bedroom, which is a true highlight of the home. This room boasts a walk-in dressing room and an ensuite bathroom, offering a private sanctuary for the homeowner.

Outside, the property benefits from off-road parking and a garage, providing secure storage and ease of access. Situated in a friendly estate, this home is ideally located close to local amenities, schools, and shops, making it perfect for families and professionals alike.

This delightful property combines modern living with a welcoming community atmosphere, making it an excellent choice for anyone looking to settle in Wombwell. Don’t miss the opportunity to make this lovely house your new home.

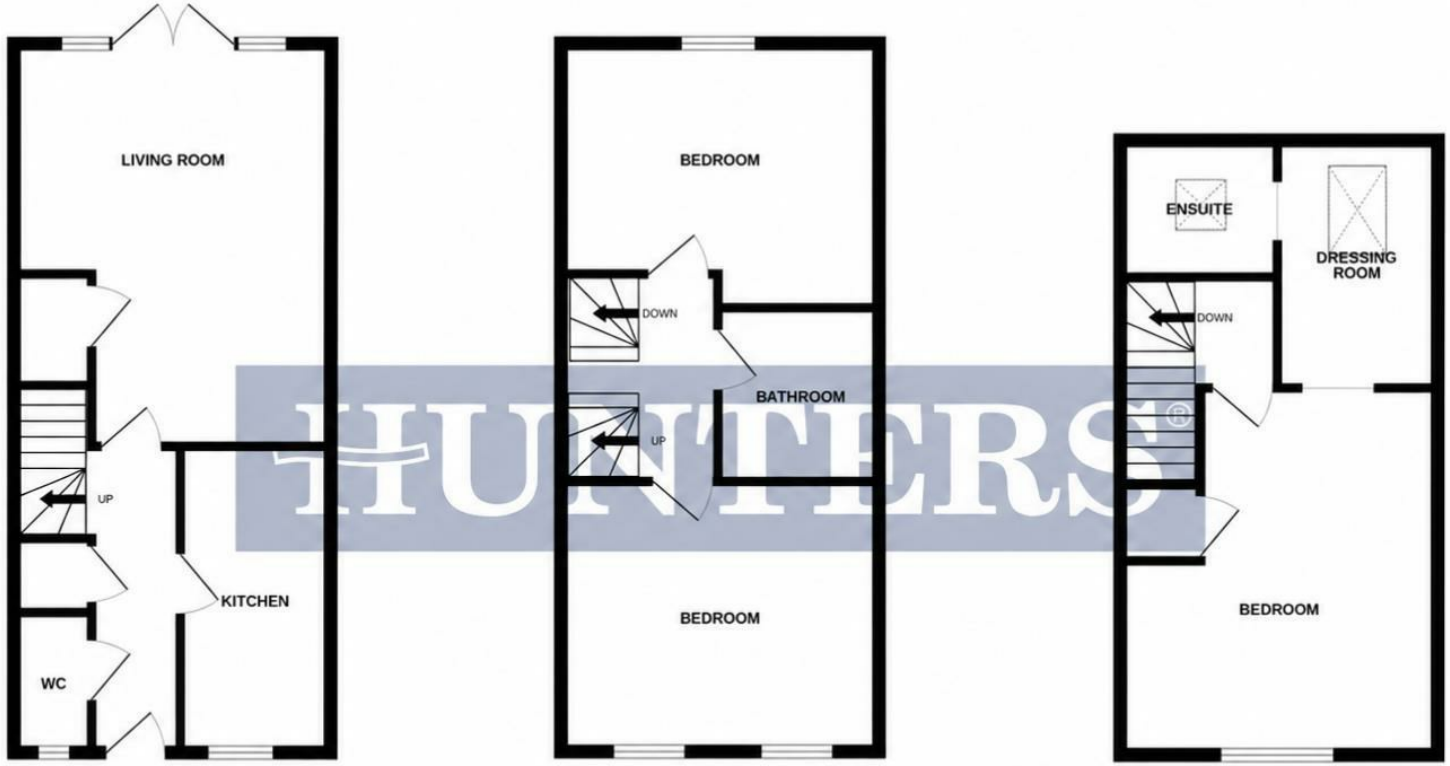
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GROUND FLOOR

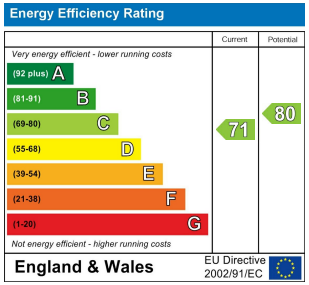
1ST FLOOR

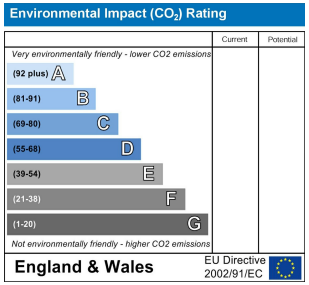
2ND FLOOR



HUNTERS®

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Entrance Hall

Lounge/Diner
16'7" x 13'5"

Kitchen
12'1" x 6'4"

Downstairs WC

Bedroom 1
13'8" x 11'6"

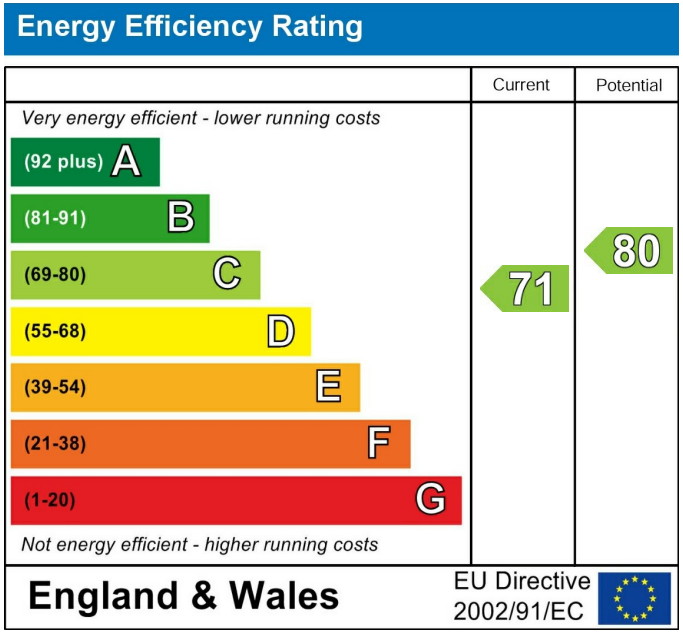
Bedroom 2
13'4" x 9'5"

Bathroom

Master Bedroom
13'7" x 13'4"

Walk in Dressing Room

Ensuite



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.


























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