

6 Bed

House - Detached

located in Pontefract

Offers In The Region Of
£750,000







enfields

All Saints School House
South Baileygate
Pontefract
WF8 2JL


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Lead In
All Saints School House occupies a truly unique and historic position beside Pontefract Castle, forming an integral part of the town's rich heritage. This remarkable six-bedroom detached residence is bursting with character, charm, and individuality throughout — with a level of history and distinction that is exceptionally rare across the wider property market.

The property enjoys views over Pontefract Castle and All Saints Church, further enhancing its historic appeal. Offering substantial space, timeless character, and a one-of-a-kind layout, this exceptional residence must be viewed to be fully appreciated.

Steeped in history, the home also benefits from original war shelters, believed to have been used by royalty during times of conflict, adding yet another fascinating layer to this already captivating property.

Internally, the ground floor boasts an impressive entertainment/party room complete with a snooker table, darts area, and bar — perfect for hosting. The heart of the home is the spectacular lounge, centred around an original brick-built fireplace, offering warmth and character in abundance. In addition, the property features a well-presented kitchen, a separate dining room, a practical utility room, and a dedicated office space, further enhancing its versatility for modern family living. The bedrooms are all generously sized and are complemented by well-appointed bathrooms, while modern décor and high-quality fixtures and fittings have been carefully maintained throughout.

The property is thoughtfully arranged across multiple sections, offering flexible accommodation to suit a wide range of buyers. A ground floor bedroom and bathroom provide convenient and accessible living, while the first floor reveals a truly striking feature — a stunning wooden bridge and glass balcony leading from the landing out to a beautifully landscaped rear garden, creating an unforgettable "wow factor."

Externally, the property continues to impress with a block-paved driveway providing ample off-street parking, secure electric gates leading to a private rear courtyard, and a raised rear garden accessed directly from the first floor — a truly unique feature.

Rarely does a home of this calibre and heritage come to market, and it is offered for sale with no onward chain.

Entrance Hall
7'11" x 11'11"
Access to the billiard room and the hallway. Carpeted throughout. Central heated radiator.

Billiard Room
16'7" x 20'6"
Character beams. Carpeted throughout. Central heated radiator. Access door leading to the courtyard. UPVC double glazed windows to the front and side elevation.

Hallway
18' x 4'
Access to the shower room, office, living room and bedroom six. Character beams. Carpeted throughout.

Shower Room
6'7" x 6'3"
Located to the ground floor. White suite comprising of WC with low level flush. Mains feed shower. Wash hand basin with chrome mixer tap. Chrome central heated towel rail. UPVC double glazed frosted window to the rear elevation.

Bedroom Six
18'1" x 8'7"
Located to the ground floor. Character beams. Built in wardrobes. Carpeted throughout. Central heated radiator. UPVC double glazed windows to the front elevation.

Office
10'2" x 6'8"
Wood effect flooring. Central heated radiator. UPVC double glazed window to the rear elevation.

Living Room
25'12" x 19'8"
Access to the dining room and stairs leading to the first floor. Character beams. Media wall. Access door leading to the courtyard. Carpeted throughout. UPVC double glazed windows to the front and side elevation.

Formal Dining Room
12'1" x 11'11"
Access to the kitchen and stairs leading to the first floor. Feature fire place with hearth and surround. Carpeted throughout. Central heated radiator. UPVC double glazed window to the side elevation.

Kitchen
14'11" x 12'
Access to pantry cupboard and the dining room. Access door leading to the side of the property. Character beams. Range of high and low level kitchen base units with integrated appliances including extractor hood and dishwasher. Space for a cooker and American style fridge freezer. One and half bowl sink with drainer and chrome mixer tap. Tiled effect flooring. UPVC double glazed window to the side elevation.

Dining Room
7'9" x 13'1"
Access to utility room. French doors leading to the courtyard. Access door leading to the rear garden. Stone flooring. Central heated radiator.

Utility Room
7' x 11'2"
Built in storage cupboards. Option to reconnect plumbing for washing machine. Sink with drainer and chrome mixer tap. Tiled effect flooring. Central heated radiator. UPVC double glazed window to the front elevation.

First Floor







Landing
11'10" x 19'7"
Access to bedroom two and the second landing. Character beams. Skylight to the front aspect. Carpeted throughout. Central heated radiator.

Bedroom Two
9'8" x 25'12"
Character beams. Access to en suite. Built in storage cupboards. Carpeted throughout. Central heated radiator. UPVC double glazed windows to the side and front elevation.

En Suite
7'11" x 6'1"
Character beams. White suite comprising of shower cubicle with electric shower. Wash hand basin with chrome mixer tap. WC with low level flush. Chrome central heated towel rail. Tiled flooring. Skylight to the front aspect.

Landing
10'5" x 9'9"
Access door leading to the glass balcony. Access to shower room, bedroom and and bedroom two. Character beams. Carpeted throughout. Central heated radiator.

Bedroom Three
16'8" x 9'1"
Character beams. Built in wardrobes. Carpeted throughout. Central heated radiator.

Bedroom One
24'12" x 19'11"
Character beams. Wood effect flooring. Central heated radiator. Window to the side elevation. Skylights to the rear aspects.

Shower Room
5'10" x 5'3"
Character beams. White suite comprising of shower cubicle with electric shower. WC with low level flush. Wash hand basin with chrome mixer tap. Chrome central heated towel rail. Skylight to the rear aspect.

Landing
7'6" x 5'9"
Access to bathroom and bedroom four and five. Character beams. Carpeted throughout. UPVC double glazed window to the side elevation.

Bedroom Four
12'2" x 10'8"
Character beams. Carpeted throughout. Central heated radiator. UPVC double glazed windows to the side elevations.

Bedroom Five
8'11" x 9'3"
Character beams. Carpeted throughout. Central heated radiator. UPVC double glazed windows to the side elevation.



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Bathroom
5'8" x 11'11"
Character beams. White suite comprising of wash hand basin with chrome taps. WC with low level flush. Panel bath with chrome taps and shower attachment. Wood effect flooring. Central heated radiator. Access to storage cupboard. UPVC double glazed window to the rear elevation.

Underground War Shelter
23'7" x 7'3"
The current owner has restored these war shelters which were used for direct access from the castle. He has installed electric in here now and they are accessed from the driveway.

Underground War Shelter
23'5" x 7'5"
The second tunnel is access via the first tunnel.

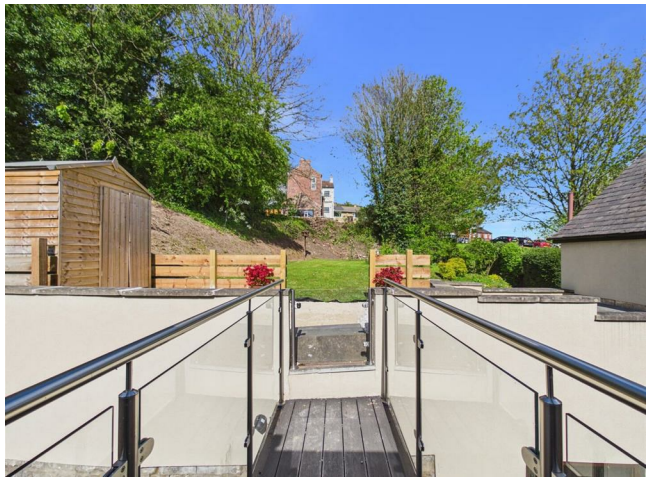
Externally
Accessed via a striking glass balcony from the first floor, the garden reveals itself as a truly unexpected and private sanctuary. Beautifully landscaped, it is framed by a mature tree line with established shrubs, creating a secluded setting that feels far removed from its surroundings. Fully enclosed by fencing, the space offers both privacy and security, making it ideal for relaxation or entertaining.

A hidden gem of the property, this substantial garden cannot be appreciated from the roadside, adding to its sense of exclusivity and surprise. Thoughtfully designed, it features a variety of outdoor areas including a side patio and a charming rear courtyard, each offering its own distinct atmosphere for outdoor living.

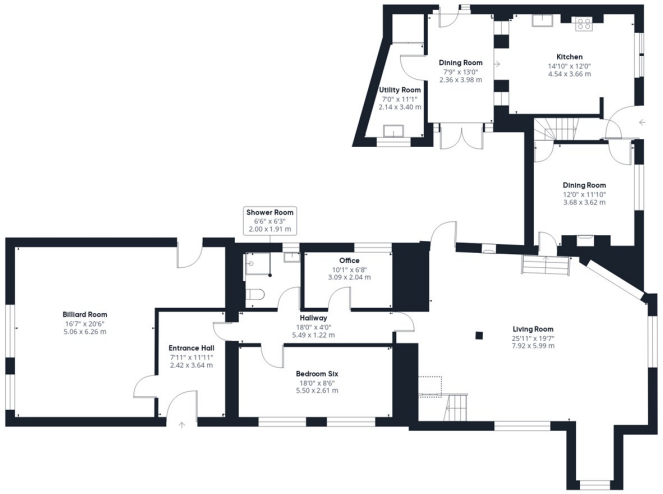
Positioned beneath the historic grounds of Pontefract Castle, the setting is both unique and rich in character. Further enhancing its individuality, the property benefits from access to underground tunnels, which are currently usable and equipped with power and lighting — a rare and intriguing feature.

To the front, a block-paved driveway is accessed via a private gated entrance, completing this exceptional home that combines privacy, history, and distinctive design in equal measure.









Floor 0 Building 1



Floor 1 Building 1



Floor 0 Building 2



Floor 1 Building 2

Approximate total area(1)

4015 ft²

373.1 m²

Reduced headroom

373 ft²

34.7 m²

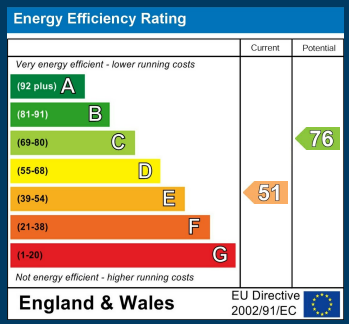
(1) Excluding balconies and terraces

Reduced headroom

..... Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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