



£220,000

TENURE : FREEHOLD

Norwood Drive, Brierley, Barnsley, S72

Bedrooms : 2

Bathrooms : 0

Reception Rooms : 0

Two double bedrooms

Detached bungalow

**Spacious living room with
feature fireplace**

Modern fitted kitchen

**Full-width conservatory
providing additional living
space**

**Private driveway with
detached garage**

Movenowproperties.com LTD
10 Rishworth street, Wakefield, WF1 3BY
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01924 249349

**MoveNow
Properties**

Website: <https://movenowproperties.com>

Movenowproperties are proud to present this well-maintained and deceptively spacious two-bedroom detached bungalow, offering versatile living accommodation throughout. Ideal for downsizers, first-time buyers, or those seeking single-level living, the property combines comfort, practicality, and a desirable layout, all set within a popular and convenient residential location.

Entrance Hall

Accessed via a UPVC side entrance door, the welcoming hallway features laminate flooring, a radiator, loft access, and doors leading to the principal rooms.

Living Room

Measurements: 15'8" x 10'11" (4.77m x 3.33m)

A bright and spacious living area with laminate flooring, a large double-glazed bay window overlooking the front aspect, a radiator, and a stylish feature fireplace set within a modern surround.

Kitchen

Measurements: 8'9" x 8'6" (2.67m x 2.59m)

Fitted with a range of wall and base units complemented by work surfaces and tiled splashbacks. The kitchen includes an integrated oven and hob with extractor, sink and drainer with mixer tap, plumbing for a washing machine, and space for a slimline dishwasher. A double-glazed window overlooks the side aspect.

Conservatory

Measurements: 15'10" x 8'10" (4.82m x 2.69m)

Spanning the full width of the property, this impressive second reception room benefits from double-glazed windows overlooking the rear garden and patio doors providing direct access outside. With laminate flooring, lighting, and power, it offers a versatile space ideal for dining or relaxing.

Bedroom One

Measurements: 12'0" x 10'11" (3.66m x 3.33m)

A generous double bedroom featuring laminate flooring, a radiator, a double-glazed window overlooking the conservatory, and fitted wardrobes.

Bedroom Two

Measurements: 9'5" x 8'7" (2.86m x 2.61m)

A further double bedroom with laminate flooring, a radiator, a double-glazed window to the front aspect, and a useful storage cupboard.

Bathroom

Measurements: 6'1" x 5'5" (1.86m x 1.65m)

Comprising a three-piece suite in white, including a low-flush WC, pedestal wash basin, and bath with overhead shower and glass screen. The room is partially tiled and includes a chrome towel radiator and a frosted double-glazed window to the side.

Outside

To the front, the property benefits from an attractive lawned garden.

To the side, a private driveway provides off-road parking and leads to a detached garage.

The rear offers a fully enclosed, low-maintenance garden with patio area, fenced boundaries, and established shrubs—perfect for outdoor enjoyment.

Detached Garage

Measurements: 16'10" x 9'0" (5.14m x 2.75m)

With an up-and-over manual door and a side-facing window, the garage provides additional storage or secure parking.

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Location

Situated in a popular residential area, the property is conveniently located close to local shops, schools, and everyday amenities. There are excellent transport links nearby, making it ideal for commuting to surrounding towns and cities, while green spaces and countryside are also within easy reach for outdoor leisure.

EPC Rating: D

Please contact us for further details of the full EPC

Tenure: Freehold

Council Tax Band C

Property Type: Detached

Construction type Brick built

Heating Type Gas central heating

Water Supply Mains water supply

Sewage Mains drainage

Gas Type Mains Gas

Electricity Supply Mains Electricity

All buyers are advised to visit the Ofcom website and open reach to gain information on broadband speed and mobile signal/coverage.

Parking type: Off road.

Building safety N/A

Restrictions N/A

Rights and easements N/A

Flooding - LOW

All buyers are advised to visit the Government website to gain information on flood risk.

Planning permissions N/A

Accessibility features N/A

Coal mining area South Yorkshire is a mining area

All buyers are advised to check the Coal Authority website to gain more information on if this property is affected by coal mining.

We advise all clients to discuss the above points with a conveyancing solicitor.

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.

Viewings

For further information or to arrange a viewing please contact our offices directly.

Free valuations

Considering selling or letting your property?

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

Agents Note

- To be able to purchase a property in the United Kingdom all agents have a legal requirement to conduct Identity checks on all customers involved in the transaction to fulfil their obligations under Anti Money Laundering regulations. We outsource this check to a third party and a charge will apply. Ask the branch for further details.

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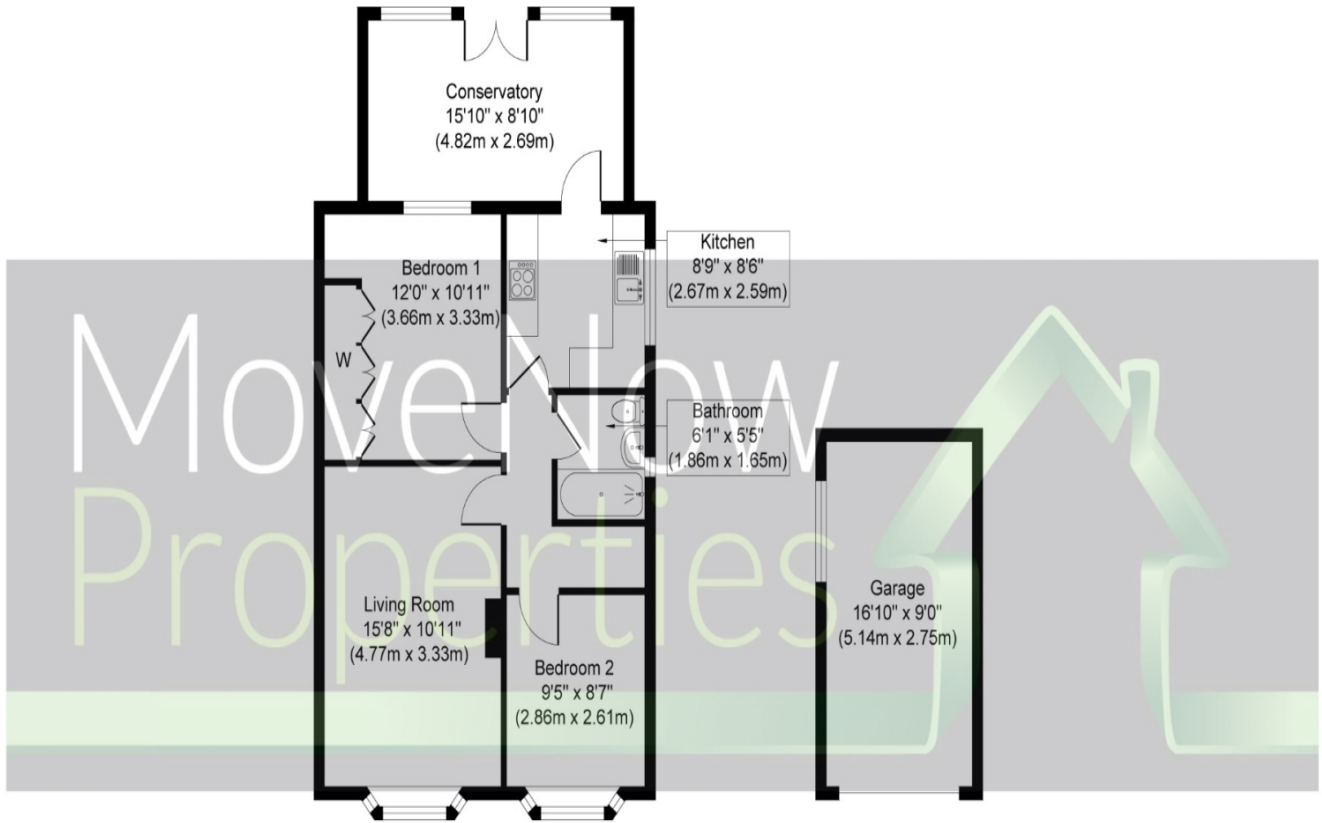


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Approximate Floor Area
709 sq. ft
(65.91 sq. m)

Garage
Approximate Floor Area
152 sq. ft
(14.13 sq. m)



Whilst every attempt has been made to ensure the accuracy of the floor plan 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. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. 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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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		84
(69-80)	C		
(55-68)	D	57	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

Address: Brierley, S72

