



**York Street, Hemsworth Pontefract WF9 4DD**



## Welcome to

### York Street, Hemsworth Pontefract

A deceptively spacious three-bedroom end-terrace on York Street, Hemsworth, offering a warm entrance hallway, a comfortable lounge, and a modern dining kitchen. The home features three great-sized bedrooms, bathroom, and a low-maintenance rear yard. Situated close to local amenities.



### **Entrance Hall**

With a UPVC front entrance door, window to the side, laminate flooring and a gas central heating radiator.

### **Lounge**

13' 3" x 12' 6" ( 4.04m x 3.81m )

With a window to the front, gas central heating radiator and a gas fire with fire surround.

### **Kitchen**

14' 2" x 13' 4" ( 4.32m x 4.06m )

A fitted kitchen consisting of wall, base and drawer units with work surfaces over, electric induction hob, electric oven, glass splash back, laminate flooring, pantry, dishwasher, washing machine, integrated fridge freezer, gas central heating radiator, door to the rear and a window to the rear.

### **Landing**

With a window to the front.

### **Bedroom One**

18' x 12' 6" ( 5.49m x 3.81m )

With a window to the front and a gas central heating radiator.

### **Bedroom Two**

10' 6" x 7' 6" ( 3.20m x 2.29m )

With a window to the rear and a gas central heating radiator.

### **Bedroom Three**

10' 9" x 16' ( 3.28m x 4.88m )

With a window to the front and a gas central heating radiator.

### **Bathroom**

A suite consisting of a low level flush WC, wash hand basin, panelled bath with shower over and screen, part tiled to walls, vinyl floor covering, storage cupboard, chrome heated towel rail and a window to the rear.

### **Rear Garden**

A low maintenance rear garden.



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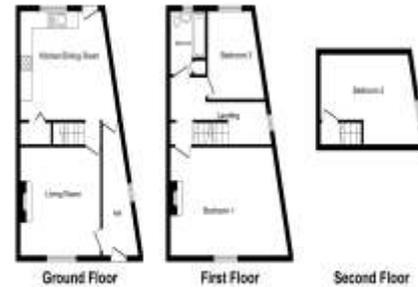
## Welcome to

### York Street, Hemsworth Pontefract

- Deceptively Spacious
- Perfect For The First Time Buyer
- Beautiful Dining Kitchen
- Three Good Size Bedrooms
- Tractional Lounge

Tenure: Freehold EPC Rating: D  
Council Tax Band: A

# £130,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
PON119508 - 0003

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