



**Westfield Avenue, Eggborough Goole DN14 0TH**

***welcome to***

**Westfield Avenue, Eggborough Goole**

This terraced home in Eggborough offers three bedrooms, a spacious lounge, and a well-equipped kitchen. It includes a private driveway and a fenced rear garden with patio and shed. Ideal for families or first-time buyers.



Set on Westfield Avenue in the village of Eggborough, this well-maintained terraced home offers a comfortable and practical layout ideal for families or first-time buyers. The property features a private driveway for two vehicles and a welcoming entrance hall with lino flooring and a radiator. A downstairs W/C adds convenience, while the spacious lounge enjoys natural light from front and rear windows, carpet flooring, and a cosy atmosphere.

The kitchen is fitted with wall and base units, an induction hob, and includes a rear door to the garden, plus a storage cupboard and radiator. Upstairs, the landing provides loft access and leads to three bedrooms—two doubles and one single—all with carpet flooring and built-in storage. The family bathroom includes a bath with overhead shower, W/C, wash basin, and a rear-facing window.

Outside, the rear garden offers a mix of patio and stone areas, enclosed by fencing for privacy and complete with a shed for storage. This property combines functionality with potential in a peaceful, well-connected location.

**Entrance Hall**

**Ground Floor W/C**

**Lounge**

**Kitchen**

**Landing**

**First Bedroom**

**Second Bedroom**

**Third Bedroom**

**Bathroom**

**Rear Garden**

**Driveway**



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## welcome to Westfield Avenue

- Sought After Location!
- Three Bedrooms.
- Driveway For Two Vehicles.
- Ground Floor W/C.
- Rear Garden With Patio & Stone Areas.

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

offers in the region of  
**£160,000**



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
SEL108629 - 0004

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