

Mike

**Dobson**



**27 Station Road**

Allerton Bywater, Castleford, WF10 2BW

**£150,000**

# 27 Station Road

Nestled on Station Road in the charming village of Allerton Bywater, Castleford, this two-bedroom terrace house presents an excellent opportunity for those seeking a project to make their own. Offered with no chain, this property is perfect for first-time buyers or investors looking to add value through modernisation.

Upon entering, you are welcomed into a spacious lounge, complete with patio doors which flood the room with light, the lounge also has with a gas fire, providing a warm and inviting atmosphere for relaxation. The heart of the home is undoubtedly the generous kitchen/diner, which offers ample space for family meals and entertaining guests. The kitchen is a blank canvas, ready for your personal touch to transform it into a modern culinary haven.

The property boasts two well-proportioned double bedrooms, ensuring comfort and privacy for all occupants. The bathroom features a three-piece white suite, providing a functional space that could benefit from a contemporary update.

Outside, the property features patio doors that lead to a small front garden, Additionally, there is a rear yard that offers off-street parking with gates for security, a valuable asset in this area.

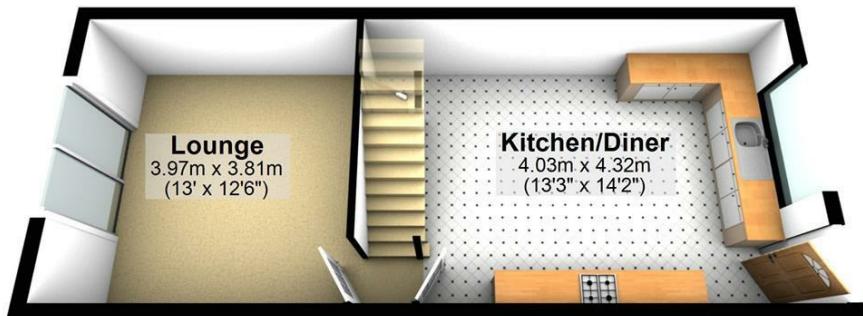
This house is brimming with potential and is waiting for someone to breathe new life into it. With its convenient location and spacious layout, it is an ideal choice for those looking to create their dream home in a friendly community. Don't miss the chance to view this property and envision the possibilities it holds.



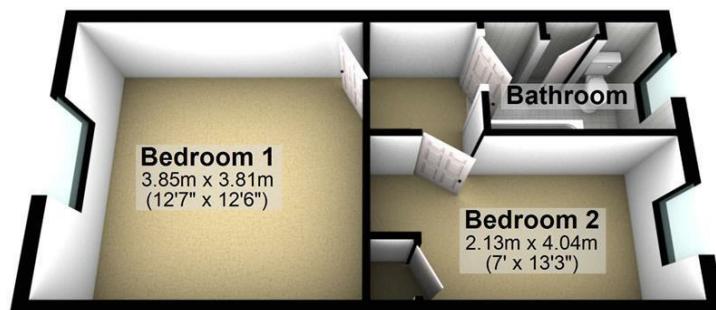


## Floor Plan

### Ground Floor



### First Floor

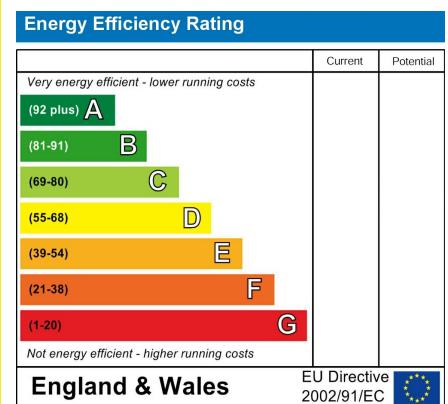


Total area: approx. 69.5 sq. metres (748.5 sq. feet)

## Area Map



## Energy Efficiency Graph



## Directions

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.