2 Bed

Bungalow - Semi Detached

located in

Pontefract

50% Shared Ownership
£77,500

LOGIC
REAL ESTATE

Lakeside Meadows

Pontefract

WF8 1SS

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Lead In
Offered to the market on a 50% shared ownership basis and available to buyers aged 55 and over, this two-bedroom semi-detached bungalow occupies a quiet and popular position and provides an excellent opportunity to purchase an affordable, manageable home.

The property is presented in a clean and move-in condition, while also offering scope for some cosmetic updating to allow the new owner to put their own stamp on the home.

Internally, the accommodation comprises a kitchen, spacious lounge, two double bedrooms, shower room and useful storage cupboards. Further benefits include UPVC double glazing and gas central heating throughout.

Externally, the bungalow benefits from its own driveway providing off-road parking together with an enclosed rear garden, creating a private and manageable outdoor space.

The property is ideally positioned for a range of local shops and everyday amenities, with the town centre, train stations and major road and motorway connections also within easy reach.

Bungalows in this area are extremely popular, particularly those offering such an affordable route to home ownership. Offered for sale with no onward chain, early viewing is highly recommended to appreciate the location, potential and accommodation on offer.

Please note: This property is offered as a 50% shared ownership purchase and is available to eligible buyers aged 55 and over, subject to the relevant scheme criteria.

Entrance Porch
2'4" x 2'11"
Access to the living room and storage cupboard. UPVC double glazed window to the side elevation.

Living Room
19'1" x 9'5"
Feature fire with hearth and surround. Access to kitchen and hallway. Carpeted throughout. Central heated radiators. UPVC double glazed window to the front elevation.

Kitchen
9'8" x 8'12"
A range of high and low level kitchen units with integrated appliances including oven, hob and extractor hood. Sink with drainer and tap. Plumbing for washing machine. Space for fridge freezer. UPVC door leading to the rear garden. Wood effect flooring. Central heated radiator. UPVC double glazed window to the rear elevation.

Hallway
6' x 3'10"
Access to both bedrooms and the house bathroom. Carpeted throughout.

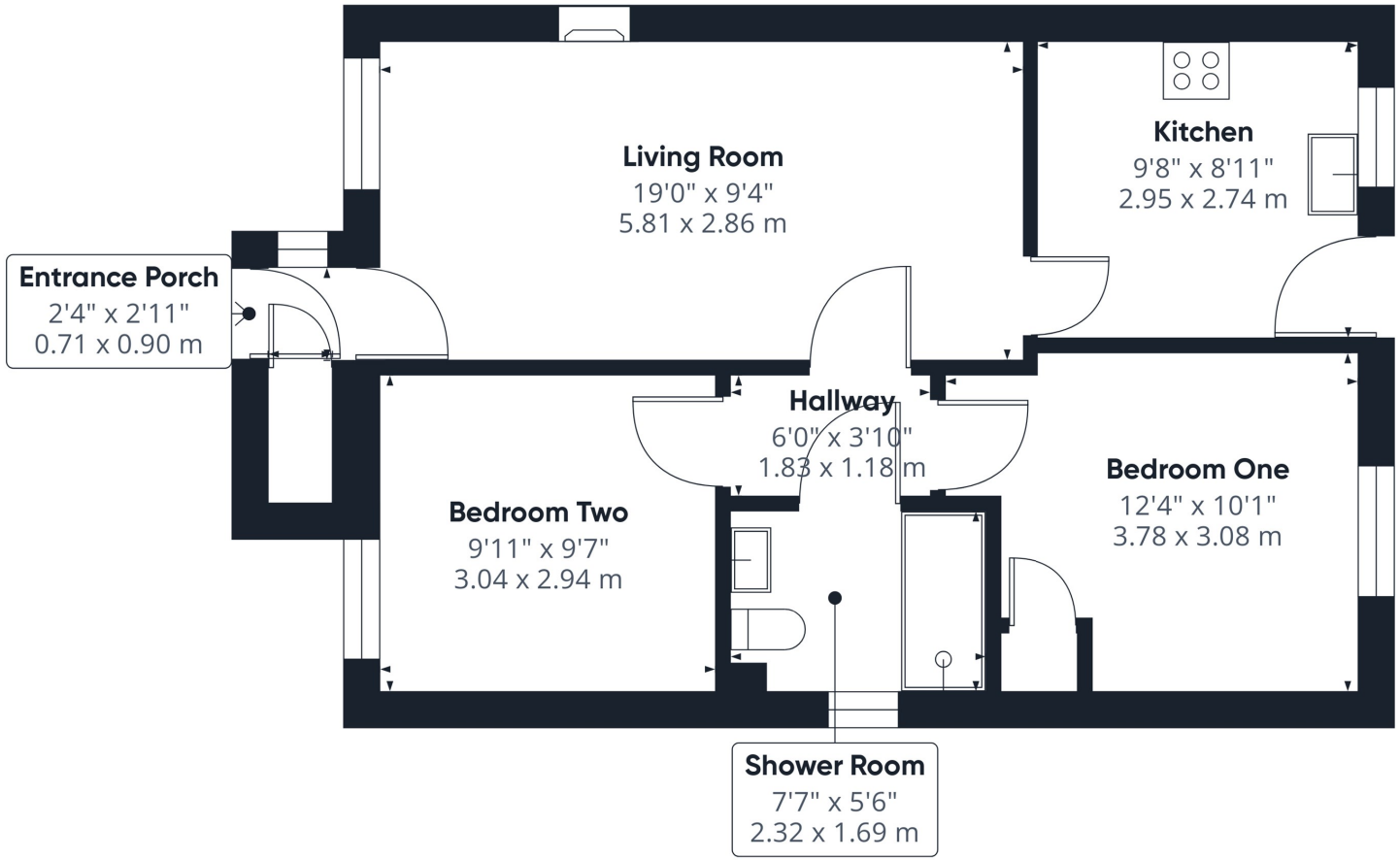
Bedroom One
12'5" x 10'1"
Carpeted throughout. Central heated radiator. UPVC double glazed window to the rear elevation.

Bedroom Two
9'12" x 9'8"
Carpeted throughout. Central heated radiator. UPVC double glazed window to the front elevation.

Shower Room
7'7" x 5'7"
White suite comprising of shower cubicle with electric shower. WC with low level flush. Wash hand basin with chrome taps. Extractor fan. Tiled effect flooring. Central heated radiator. UPVC double glazed frosted window to the side aspect.

External
The property occupies a pleasant position and is approached via a private driveway providing convenient off-road parking. The bungalow features an attractive brick-built exterior with a neatly maintained lawned frontage, UPVC double-glazed windows and a welcoming entrance door. Gated side access leads through to the rear garden.

To the rear is a generous and well-established enclosed garden, predominantly laid to lawn with a variety of mature shrubs, hedging and planted borders providing an attractive green outlook and a good degree of privacy. A paved patio area immediately adjoining the property provides space for outdoor seating and entertaining.



Approximate total area(1)

563 ft²

52.2 m²

(1) Excluding balconies and terraces

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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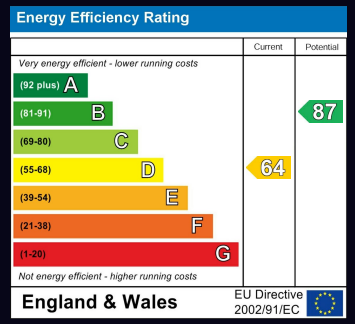

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