

1 Eastfield Close,
Staincross S75 6DW

OFFERS AROUND
£185,000



THIS SPACIOUS TWO BEDROOM SEMI-DETACHED BUNGALOW HAS BEEN WELL LOOKED AFTER IN RECENT YEARS AND IS BURSTING WITH FURTHER POTENTIAL. IT BOASTS GARDENS TO BOTH THE FRONT AND REAR, GARAGE AND DRIVEWAY PARKING.
FREEHOLD / COUNCIL TAX BAND: B / ENERGY RATING: D

PAISLEY
PROPERTIES

ENTRANCE HALLWAY 2'11" x 8'7" max

You enter the property through a part glazed white uPVC door into the hallway which has wood effect ceramic tiles underfoot, an arched opening allows light to flood in from the dining room and doors lead to the kitchen and lounge.

KITCHEN 9'6" x 7'10" max

Located to the front of the property with a window looking out over the front garden and quiet cul de sac, this compact kitchen is fitted with a range of pine base and wall units, laminate worktops and a stainless steel sink and drainer with mixer tap. The room is fully tiled with beige tiles to the walls, wood effect ceramic tiles underfoot and a cladding with spotlights to the ceiling. Cooking facilities comprise of a large four burner gas hob with an extractor fan over and an electric oven. There is space for a tall fridge freezer, plumbing for a washing machine and further room for a tumble dryer. A door leads to the hallway.



LOUNGE 12'11" x 17'5" max

This beautifully spacious lounge is positioned to the front of the property with a large window allowing natural light to flood in and offering views of the front garden. A gas fire in a wooden surround with a marble hearth creates a lovely focal point in the room and there is an abundance of space for lounge furniture. Doors lead to the entrance hallway and inner hallway and an arched opening leads to the dining room.



DINING ROOM /BEDROOM 3 8'1" x 8'10" max

This light and airy dining room could alternatively be used as a third bedroom subject to a few modifications, an arched opening allows light to flood in from the entrance hallway and a side facing window gives a source of natural light. There is plenty of room to accommodate a dining table. An archway leads through to the lounge.

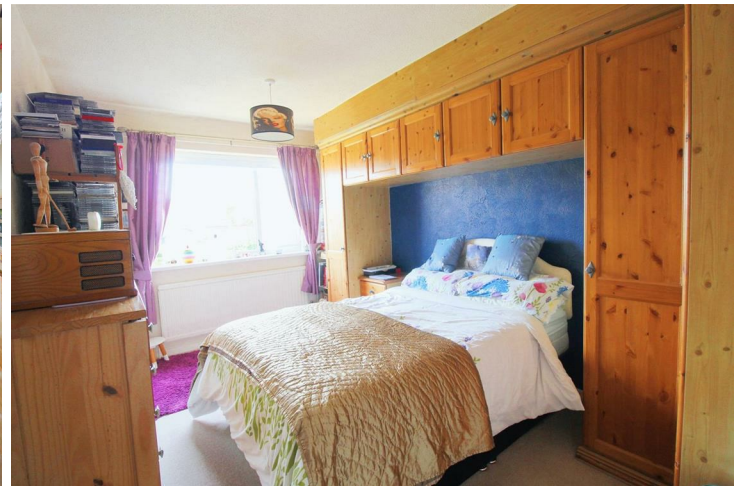


HALLWAY 3'5" x 6'2" max

This inner hallway has a hatch giving loft access and doors leading to two bedrooms and a shower room.

BEDROOM ONE 14'3" x 9'2" max

Positioned to the rear of the property with a window looking out into the garden, this generous, neutrally decorated double bedroom is fitted with pine wardrobes to one wall with a bridging unit over the bed. There is further space for other freestanding bedroom furniture items. A door leads into the hallway.



BEDROOM TWO 11'1" x 8'2" max

This second good sized bedroom is also located to the rear of the property and benefits from a window looking out into the garden. There is ample space to accommodate freestanding items of bedroom furniture. A door leads into the hallway.



SHOWER ROOM 4'9" x 8'0" max

This contemporary shower room is fitted with a white three piece bathroom suite comprising of a low level concealed cistern W.C., a corner vanity cupboard with an integral hand wash basin with mixer tap and a corner shower cubicle with an electric shower. The room is tiled with cream tiles and there are coordinating ceramic floor tiles underfoot. A cladded ceiling with spotlights and a cream heated towel radiator completes the room. An obscure window allows natural light to enter and a door leads to the hallway.



REAR GARDEN & GARAGE

To the rear of the property is an attractive enclosed rear garden which has well-established plants and a lawned area, this is bordered by a single garage with an up and over door.



FRONT & PARKING

To the front of the property is a landscaped low maintenance garden with decorative paving and gravel. A gated driveway provides off road parking for several vehicles and this leads up to the garage.

~ Agent Notes ~

Please note information within our sales particulars has been provided by the vendors. Paisley Properties have not had sight of the title documents and therefore the buyer is advised to obtain verification from their solicitor. References to the Tenure of the property are based upon information provided by the vendor and again the buyer should obtain verification from their solicitor.

All measurements are approximate and quoted in metric with imperial equivalents and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. We advise you take your own measurements prior to ordering any fixtures, fittings or furnishings.

The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order.

Internal photographs are produced for general information and it must not be inferred that any item shown is included with the property.

You are advised to check availability and book a viewing appointment prior to travelling to view.

~ Paisley Properties ~

We are available to do appointments up until 8pm Monday to Friday and up until 4pm Saturday and Sunday so please contact the office if you would like to arrange a viewing. We also offer a competitive sales and letting service, please contact us if you would like to arrange an appointment to discuss marketing your property through Paisley, we would love to help.

~ Paisley Mortgages ~

Mandy Weatherhead at our sister company, Paisley Mortgages, is available to offer clear, honest whole of market mortgage advice. We also run a first time buyer academy to help you prepare in advance for your first mortgage, home-mover and re-mortgage advice. If you would like to speak to Mandy, please contact us on 01484 444188 / 07534 847380 to arrange an appointment.

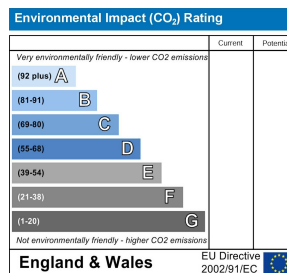
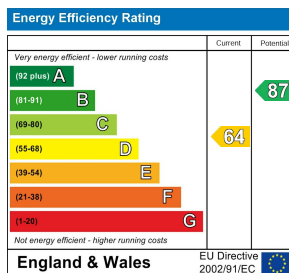
*Your home may be repossessed if you do not keep up repayments on your mortgage. *

~ Paisley Surveyors ~

We work alongside Michael Kelly at Paisley Surveyors, who can assist you with any survey requirements on your purchase. We offer 3 levels of survey and can be contacted on 01484 501072 / office@paisley-surveyors.co.uk for a free, no obligation quote or for more information.



Whilst every attempt has been made to ensure the accuracy of the floorplan 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. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. 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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www.paisleyproperties.co.uk

Skelmanthorpe Office:
 17 Commercial Road,
 Skelmanthorpe, HD8 9DA
 t: 01484 443893

Almondbury Office:
 75-77 Northgate,
 Almondbury, HD5 8RX
 t: 01484 443922

Mapplewell Office:
 4 Blacker Road,
 Mapplewell, S75 6BW
 t: 01226 395404

