



Barnsley Road, Hemsworth Pontefract WF9 4PU

welcome to

Barnsley Road, Hemsworth Pontefract

GUIDE PRICE £280000 - £290000 Three-bedroom detached home features an entrance hall, open-plan lounge and kitchen with garden access, and a separate dining room currently used as a bar. Spacious driveway, enclosed landscaped garden, and versatile outbuilding with kitchenette and shower room.



Situated in the popular town of Hemsworth, this well-presented three-bedroom detached home offers spacious and versatile accommodation ideal for modern family living. The ground floor comprises an entrance hall, an open-plan lounge and kitchen with direct access to the rear garden, and a separate dining room, currently utilised as a bar, providing flexible living and entertaining space.

To the first floor are three well-proportioned bedrooms en-suite to master bedroom and a family bathroom.

Externally, the property benefits from a spacious driveway to the front, providing ample off-street parking. To the rear is an enclosed, landscaped garden designed for low-maintenance enjoyment. A standout feature is the multifunctional outbuilding, complete with a kitchenette and shower room, making it ideal for guest accommodation, a home office, or a small business venture. Viewing is highly recommended to fully appreciate all this property has to offer.

Agents Note

Lounge

14' 8" x 11' 11" (4.47m x 3.63m)

Reception Room Two

14' 11" x 11' 10" (4.55m x 3.61m)

Kitchen

13' 6" x 11' 6" (4.11m x 3.51m)

Bedroom One

12' 3" x 11' 1" (3.73m x 3.38m)

En-Suite

Bedroom Two

9' 11" x 8' 1" (3.02m x 2.46m)

Bedroom Three

8' 1" x 6' 7" (2.46m x 2.01m)



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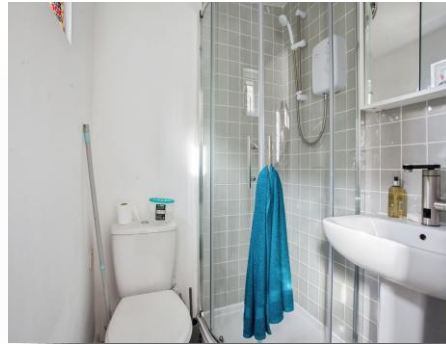


welcome to Barnsley Road

- ***GUIDE PRICE £280000 - £290000***
- Three Bedroom Detached House
- Self Contained Garden Office
- Ample Parking
- Open Plan Lounge/Kitchen

Tenure: Freehold EPC Rating: Awaited
Council Tax Band: C

guide price
£280,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
PON120141 - 0004

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