

Because life is

PettyTM
Real

158 Skipton Road
Barnoldswick
BB18 6HQ



For Sale

- Mature semi detached house
- Occupying sizeable plot
- Abutting open fields to rear
- 3 Double bedrooms
- 2 Reception rooms

Offers Over £275,000

- Dining kitchen with utility
- Study room with potential for en-suite
- Family bathroom & WC
- Ample parking, double garage
- Long distance views



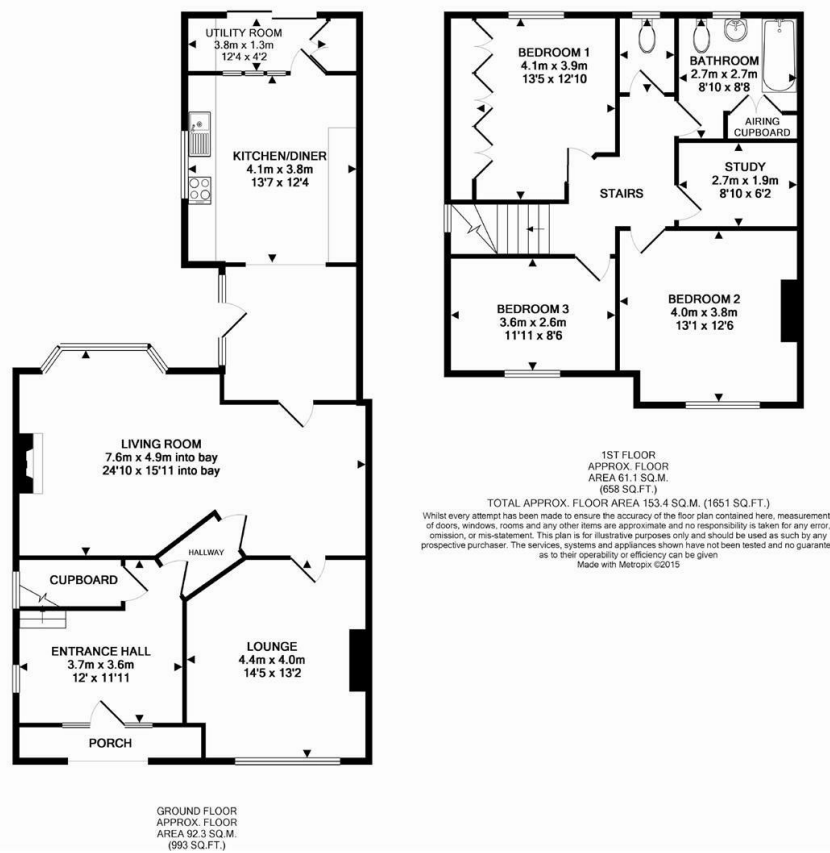
Wyncote comprises a mature three bedroom semi detached property which provides both extensive and flexible family living accommodation arranged over two floors.

On entering the property to the ground floor you are immediately greeted by an impressive entrance hallway with a return spindle balustrade staircase ascending to the first floor and original circular porthole window and stained glass leaded light window which infuses the entrance hallway with an abundance of natural light. The main family lounge is situated to the rear of the property with a feature bay window which enjoys a pleasant aspect over the rear garden. A coal effect living flame gas fire set within a feature surround provides an attractive focal point. There is also a second lounge situated to the front of the property. The dining kitchen is situated to the rear of the property. The kitchen itself houses a range of matching wall, base and drawer units with gloss red fronts and contrasting black working surfaces. Additionally there is a separate utility area with plumbing for automatic washing machine and sliding patio doors overlook the rear garden and abutting fields.

Ascend the staircase to the first floor where there are three double bedrooms, the master bedroom being situated to the rear of the property to take full advantage of the fabulous views over the adjacent fields together with a full run of fitted wardrobes. There are two further double bedrooms situated to the front of the property. There is also a study room which offers further flexibility to create an en-suite if required as this is located adjacent to the family bathroom. The bathroom itself houses a modern three piece suite in white comprising low level wc, pedestal hand wash basin and panelled bath with mixer shower over. There is also a separate wc.

Wyncote is complemented by the modern day comforts of majority UPVC double glazing and gas fired central heating.

Externally, the property is set in generous garden



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