



£210,000

Towngate, Ossett, WF5

Bedrooms : 2

Bathrooms : 0

Reception Rooms : 0

Semi-detached bungalow

No onward chain

helping to reduce energy bills

Boiler fitted in 2025

**Solar panels with
approximately eight years
remaining on the lease**

**New consumer unit installed
in 2024**

Movenowproperties.com LTD
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Website:

**MoveNow
Properties**

Movenowproperties are proud to present to the market this well-proportioned two-bedroom semi-detached bungalow, offered for sale with no onward chain. The property offers comfortable and versatile accommodation, complemented by generous outdoor space, a private driveway, detached garage and a useful conservatory. Further benefits include solar panels, a boiler installed in 2025, and a new consumer unit fitted in 2024. Upon entering, you are welcomed into a bright entrance hall which provides access to the kitchen and spacious living room. The inner hallway then leads to both bedrooms and the bathroom, while also providing useful storage and access to the loft.

Entrance Hall

Accessed via a uPVC entrance door, the welcoming entrance hall features a floor-to-ceiling double-glazed window to the side, allowing plenty of natural light into the space. There is tile-effect vinyl flooring, a radiator and doors leading through to the kitchen and living room.

Kitchen

Measurements: 8'8" x 8'6" (2.63m x 2.59m)

The well-appointed kitchen features a range of wall and base units with complementary work surfaces and matching upstands. Integrated appliances include a double oven, four-ring gas hob and cooker hood, together with a sink and drainer with mixer tap. A double-glazed window overlooks the side of the property, while there is plumbing for a washing machine and space for an under-counter fridge and freezer.

A particularly useful pantry cupboard provides additional storage and houses the gas meter, electrics and fitted shelving.

Living Room

Measurements: 15'9" x 11'7" (4.81m x 3.53m)

The spacious living room provides a comfortable main reception space, with carpet flooring, radiator and a double-glazed window overlooking the front garden.

A feature fireplace with attractive stone surround provides a focal point to the room, while coving to the ceiling adds a traditional finishing touch.

A door leads through to the inner hallway.

Inner Hall

The inner hallway provides access to both bedrooms and the bathroom, as well as offering useful storage.

A storage cupboard houses the combi boiler, installed in 2025, while the hallway also benefits from carpet flooring, loft hatch and thermostat.

Bedroom One

Measurements: 11'11" x 11'7" (3.64m x 3.54m)

A generous double bedroom featuring carpet flooring, radiator and fitted wardrobes with sliding doors.

The room also benefits from a fitted dressing table, coving to the ceiling and a double-glazed window overlooking the rear garden, creating a pleasant outlook.

Bedroom Two

Measurements: 8'7" x 8'6" (2.62m x 2.60m)

A good-sized second bedroom with laminate flooring and radiator.

uPVC patio doors provide direct access into the conservatory, making this a versatile room which could also work well as a guest bedroom, home office or hobby space.

Conservatory

Measurements: 8'4" x 6'1" (2.54m x 1.86m)

The conservatory provides an excellent additional reception area, with double-glazed windows overlooking both the side and rear gardens.

There are power sockets and French doors opening directly onto the rear garden, creating a useful connection between the indoor and outdoor spaces.

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Outside

The property enjoys generous gardens and parking, making the outside space a particularly attractive feature. To the front is a large lawned garden together with a paved area, providing a pleasant approach to the property.

To the side, a private driveway provides off-road parking for several vehicles and leads through to the detached garage.

The rear garden offers a good degree of privacy, enclosed by a combination of fenced and walled boundaries. There is a patio area providing an ideal space for outdoor seating, together with a raised bed which previously housed a pond and water feature.

Detached Garage

Measurements: 17'5" x 9'0" (5.31m x 2.75m)

The detached garage is accessed via an up-and-over door and benefits from power sockets, providing useful additional storage and parking space.

Location

This property is situated in Ossett, a popular West Yorkshire market town offering a range of local shops, supermarkets, cafés and everyday amenities.

The property is conveniently positioned for access to Wakefield, Leeds and the M1 motorway network, making it well suited for commuters and those looking to enjoy the surrounding towns and countryside.

EPC Rating: C

Please contact us for further details of the full EPC

Tenure: Freehold

Council Tax Band B

Property Type: Semi-detached bungalow

Construction type Brick built

Heating Type Gas central heating

Water Supply Mains water supply

Sewage Mains drainage

Gas Type Mains Gas

Electricity Supply Mains Electricity

Broadband connection All buyers are advised to visit the Ofcom website and open reach to gain information on broadband speed and mobile signal/coverage.

Parking type: Off road.

Building safety N/A

Restrictions N/A

Rights and easements N/A

Flooding - LOW

All buyers are advised to visit the Government website to gain information on flood risk.

Planning permissions N/A

Accessibility features N/A

Coal mining area West Yorkshire is a mining area

All buyers are advised to check the Coal Authority website to gain more information on if this property is affected by coal mining.

We advise all clients to discuss the above points with a conveyancing solicitor.

Floor plans

These floor plans are intended as a rough guide only and are not to be intended as an exact representation and should not be scaled. We cannot confirm the accuracy of the measurements or details of these floor plans.

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Viewings

For further information or to arrange a viewing please contact our offices directly.

Free valuations

Considering selling or letting your property?

For a free valuation on your property please do not hesitate to contact us.

Agents Note

- To be able to purchase a property in the United Kingdom all agents have a legal requirement to conduct Identity checks on all customers involved in the transaction to fulfil their obligations under Anti Money Laundering regulations. We outsource this check to a third party and a charge will apply. Ask the branch for further details.

DISCLAIMER:

The details shown on this website are a general outline for the guidance of intending purchasers, and do not constitute, nor constitute part of, an offer or contract or sales particulars. All descriptions, dimensions, references to condition and other details are given in good faith and are believed to be correct but any intending purchasers should not rely on them as statements or representations of fact but must satisfy themselves by inspection, searches, survey, enquiries or otherwise as to their correctness. We have not been able to test any of the building service installations and recommend that prospective purchasers arrange for a qualified person to check them before entering into any commitment. Further, any reference to, or use of any part of the properties is not a statement that any necessary planning, building regulations or other consent has been obtained. All photographs shown are indicative and cannot be guaranteed to represent the complete interior scheme or items included in the sale. No person in our employment has any authority to make or give any representation or warranty whatsoever in relation to this property.

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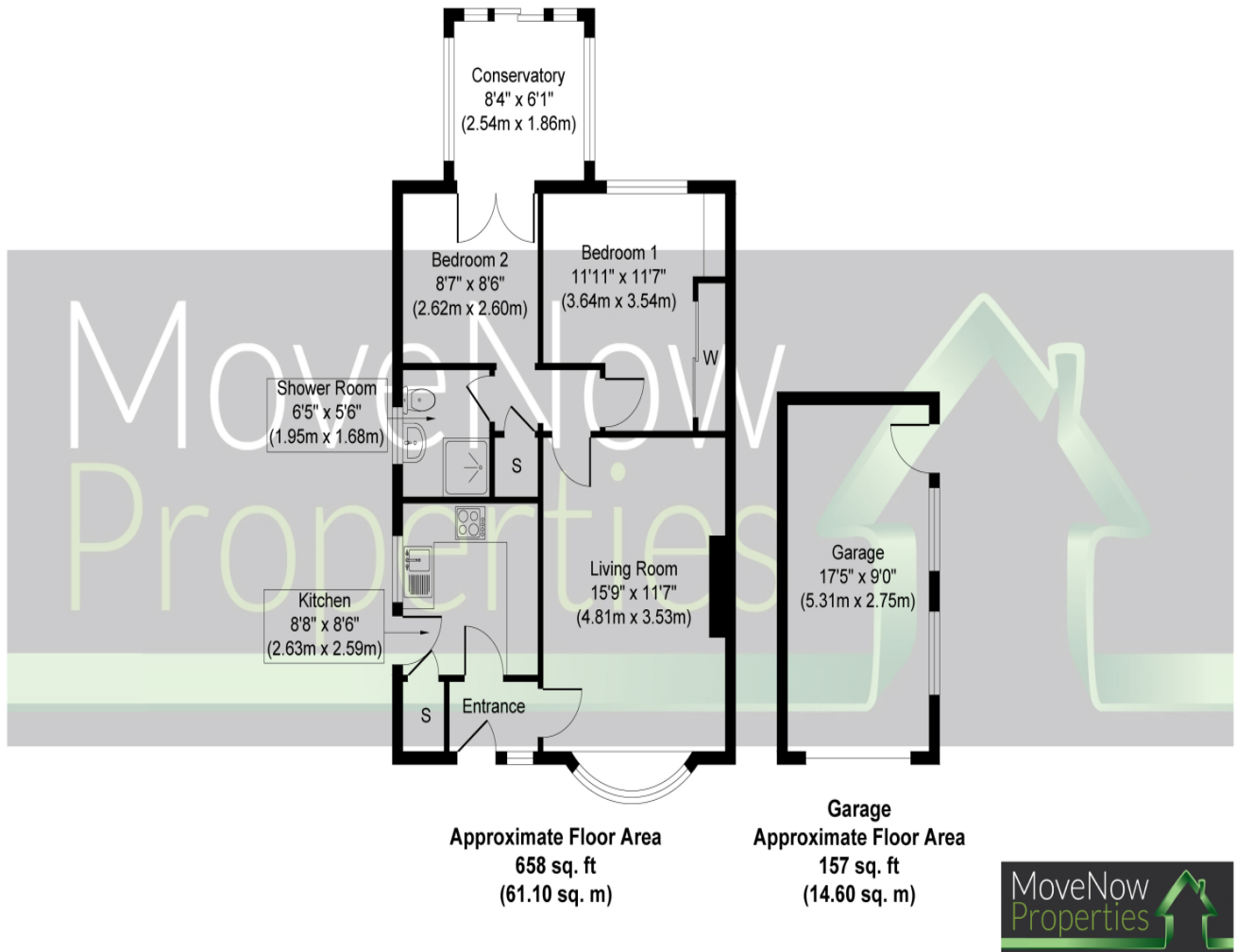




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Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. 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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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C	80	83
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		
EU Directive 2002/91/EC		

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