



## 23 Elder Drive, Upton, Pontefract, WF9 1NX

This gorgeous 3 bed detached home is ready to move straight into and is a credit to the current owners.

Sit at the head of this popular development in Upton is this spacious home with a modern interior, perfect for any family or first time buyer.

As you enter the property through the hallway, the open plan lounge/dining room opens up into the conservatory, allowing so much light in. The kitchen leads off of the dining area and has an expanse of units and an integrated oven and hob. The integral garage is just off of the kitchen.

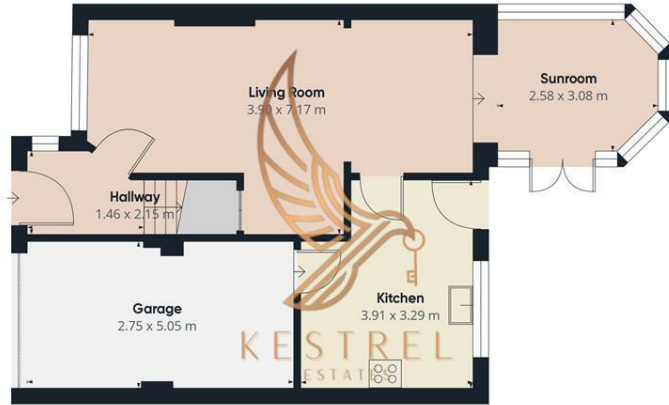
Upstairs there are 3 great sized bedrooms, the master bedroom has an ensuite and fitted wardrobes and bedroom 2 also has fitted wardrobes. There is also a beautiful modern family bathroom.

Outside there is off road road parking, access to the garage and a well maintained rear garden.

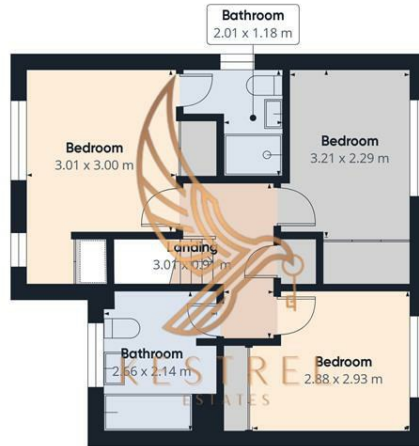
Offered with no chain, this property will move quickly.

- 3 Bed Detached Home
- Open Plan Living Accommodation
- Conservatory
- Integrated Garage
- Master Bedroom with En-Suite
- Fitted Wardrobes to 2 Bedrooms
- Enclosed Rear Garden
- Off Road Parking
- Great Location
- NO CHAIN

**£250,000**



Floor 0



Floor 1



Approximate total area<sup>®</sup>  
101.95 m<sup>2</sup>

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

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