

HUNTERS[®]

HERE TO GET *you* THERE

30 Hawthorne Mount, Normanton, WF6 1LA

Offers In Excess Of £160,000

Property Images



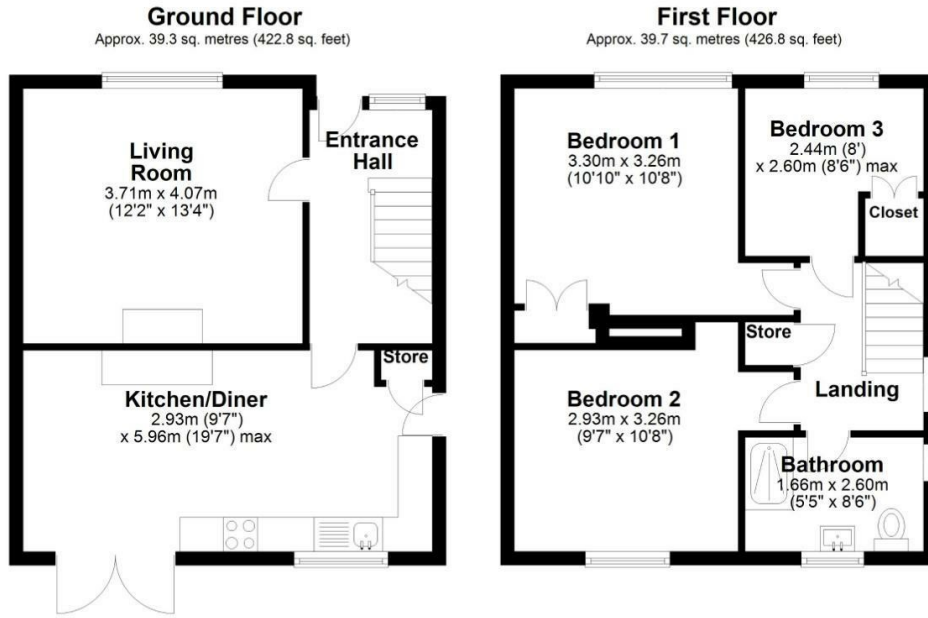
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Floorplan



Total area: approx. 78.9 sq. metres (849.6 sq. feet)

EPC

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales	EU Directive 2002/91/EC		

Map



Details

Type: House - Semi-Detached Beds: 3 Bathrooms: 1 Receptions: 1 Tenure: Freehold

Summary

Hunters are pleased to offer to the market a newly refurbished three bedroom semi detached ideal for a family, the rental market or a first time buyer. With neutral colours throughout and newly fitted flooring consisting of laminate flooring and carpets this property is in turn key condition.

A paved path leads to the composite front entrance door with glazed panel to the side giving access to the airy hallway with doors off to the lounge and kitchen/diner and stairs to the first floor accommodation.

The good sized lounge with a large window overlooks the front aspect and is fitted with a modern fire surround, hearth, back and inset stainless steel fire. The kitchen is newly installed with gloss base and wall units incorporating laminate worktop surfaces with inset stainless steel sink, mixertap and drainer. An electric hob with stainless steel extractor fan over and integrated stainless steel oven, plumbing for an automatic washing machine, complimentary tiling to splashback areas and a window overlooking the lovely rear garden complete the kitchen area. The dining area has ample space for a breakfast table and chairs if needed and has French doors giving access to the enclosed newly landscaped garden with a paved patio area.

Features

• FREEHOLD • EPC GRADE C • COUNCIL TAX BAND A • IMMACULATE SEMI DETACHED • THREE BEDROOMS • ENCLOSED GARDENS • NEWLY RENOVATED • SHOWER ROOM • EASY REACH OF MOTORWAY LINKS • NO CHAIN