

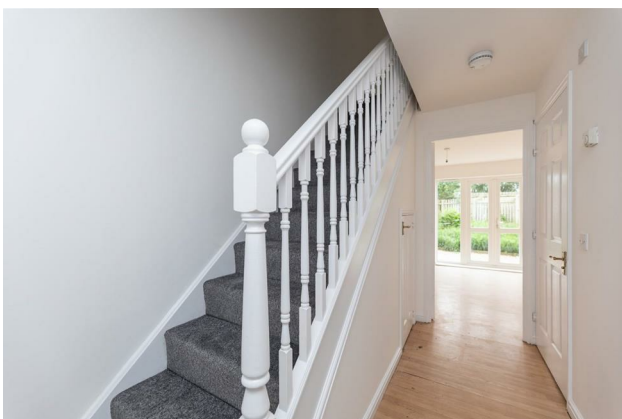
# HUNTERS®

HERE TO GET *you* THERE

**17 Northfield Grange, South Kirkby, Pontefract, WF9 3TB**

**£795 Per Calendar Month**

**Property Images**



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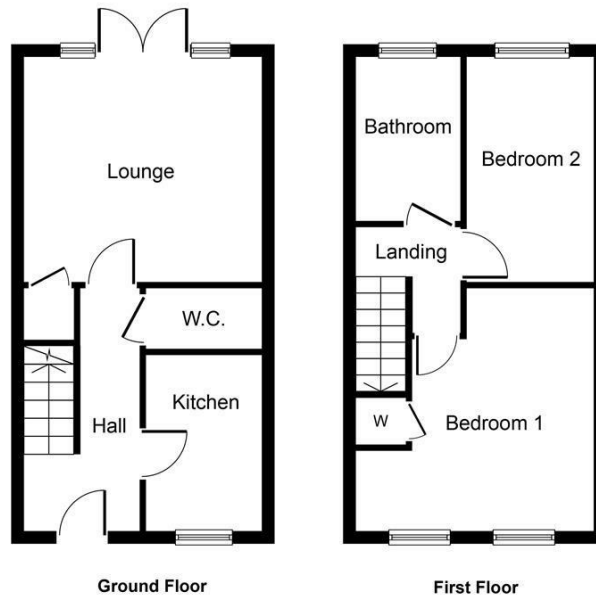
## Property Images



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Property Images

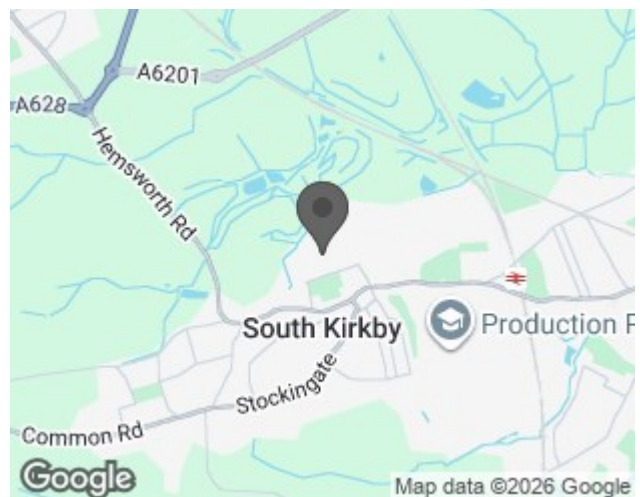


Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used 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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## EPC

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>	<b>76</b>	<b>90</b>
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

## Map



## Details

Type: House - Townhouse Beds: 2 Bathrooms: 1 Receptions: 1 Tenure:

## Summary

**2 BEDROOMS - MODERN TOWNHOUSE - DRIVEWAY - FRONT & ENCLOSED REAR GARDEN - PETS CONSIDERED**

HUNTERS are pleased to offer to let this smartly presented modern townhouse located on this popular development within South Kirkby. The home offers two bedrooms, kitchen, living room, ground floor w.c, bathroom, driveway, garden to the front and fenced off to the rear. The location is ideal for access to local schools and local amenities together with commuter and transport links. The property is ideal for a longer term let.

To view or for more information please contact our friendly lettings team today !

Hunters endeavour to ensure property particulars are fair and accurate however the applicant should always verify their accuracy before proceeding to rent the property. Please do not assume that any items are included with the letting or any maintenance will be completed unless confirmed in writing by the agent. Any measurements or floorplans given are approximate and issued as a guide only. Viewing representatives are not authorised to make representations on any aspect of the property or its contents. Our lettings team will be happy to clarify any details for you.

## Features

• 2 BEDROOMS • WELL PRESENTED • FRONT & REAR GARDEN • POPULAR DEVELOPMENT • PETS CONSIDERED • EPC RATING C • GREAT LOCATION • COUNCIL TAX BAND A • DEPOSIT £917