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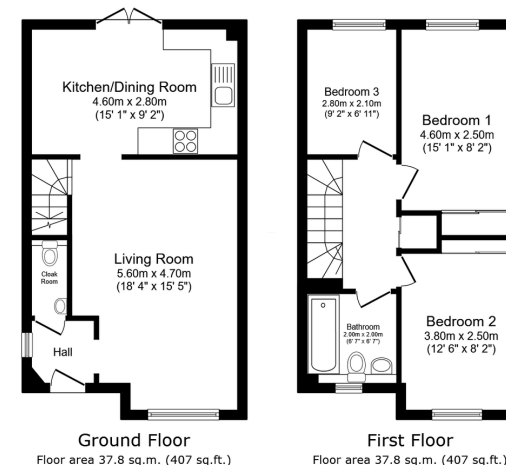
8 Haywood Road, City Fields

Offers In Region Of £288,000

3 2 1







Total floor area: 75.5 sq.m. (813 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

Ref GC0175. Looking for a stand out property that would suit first time buyers or families alike then look no further. We have here an immaculate 3 double bedroom property with exceptionally good transport links. Its modern, light, bright and ready to move in. It is within walking access of Pinderfield's Hospital and has great transport links to Wakefield and the rest of the known world via motorway, road, and bus. The main motorways are within a 5 minute drive as is the centre of Wakefield. built in 2016 on the City Fields Development you have a modern, attractive, spacious home with all the bells and whistles you would expect in terms of fitted kitchen, bathroom, three double bedrooms large light bright lounge and a superb enclosed rear garden all this for below £ 300000. The property is ready to move in so no having to get the decorating gear out

Energy performance certificate (EPC) - Find an energy certificate - GOV.UK

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Energy performance certificate (EPC)		
6 Heywood Road WAKEFIELD WF1 4PZ	Energy rating B	Valid until: 3 April 2028 Certificate number: 0250-3814-7047-9208-4481
Property type	Semi-detached house	
Total floor area	80 square metres	
Rules on letting this property		
Properties can be let if they have an energy rating from A to E.		
You can read guidance for landlords on the regulations and exemptions https://www.gov.uk/guidance/minimum-energy-efficiency-standard-landlord-guidance		

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