



## 2 Hawthorn Drive, Hemsworth, Pontefract, WF9 4TT

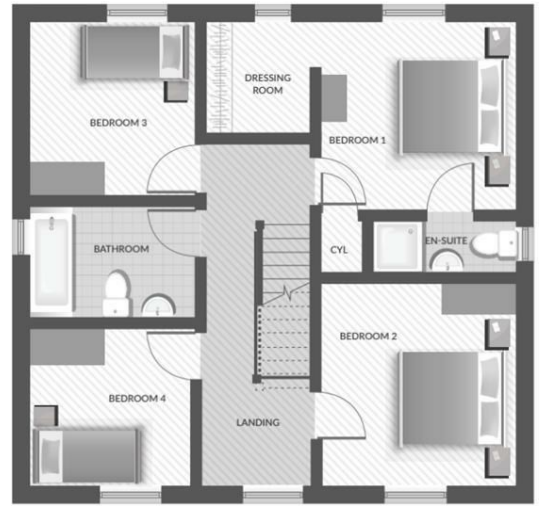
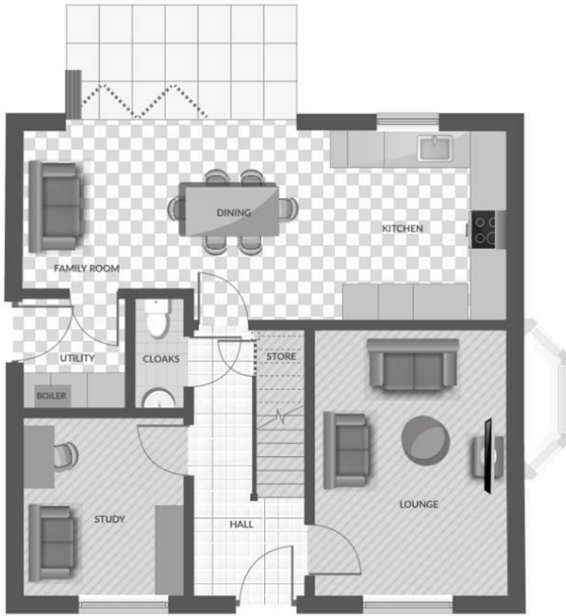
The stunning New Development in Hemsworth by Saul Homes brings you The Maple., a Luxury 4 Bed Detached home in Hemsworth. This spacious property offers a generous kitchen, dining and family area sitting at the rear of the house, with modern bi-folding doors leading to the garden. The Kitchen also has a separate utility room with downstairs WC. The lounge creates an additional family living area plus a Study ideal for anyone working from home. Upstairs, all four bedrooms have good proportions. The master bedroom has its own en-suite and Walk-in wardrobe. The main bathroom includes an over-bath shower, fully tiled walls in a choice of tile designs. To the side of the property there's a single garage and parking space for two cars. The home is perfect for families and commuters to the nearby towns. It's close to local shops parks and motorways.

Book your viewing today to ensure you do not miss out on this ideal family home!

Visit our Showhome and Marketing Suite at Willowgath Site, Grimethorpe, Barnsley S72 7AJ

**£350,000**

- THE MAPLE
- NEW BUILD - HEMSWORTH DEVELOPMENT
- 4 Bed Detached Home
- Master With En-Suite & Dressing Area
- Kitchen/Dining Area
- Study
- Utility Room & Store
- Garage & Parking
- \* Photos are artists Impressions \*



Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) <b>A</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>			
<i>Not energy efficient - higher running costs</i>			
<b>England &amp; Wales</b>	EU Directive 2002/91/EC		