

East View, Castleford WF10 1PZ

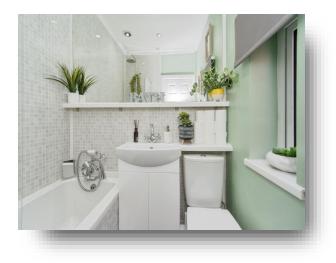


welcome to

East View, Castleford

Three-bed semi-detached home in Castleford with lounge, kitchen diner, bathroom. Three bedrooms upstairs with a shower room. Gardens to front, rear & side, plus decking & a stylish outbuilding with a fully fitted bar, perfect for year-round entertaining!













Entrance Hall

Lounge 10' 6" x 12' 8" (3.20m x 3.86m)

Kitchen/ Diner 14' 7" x 10' 2" (4.45m x 3.10m)

Bathroom With Bath and Shower

Landing

Bedroom One 11' 8" x 11' 7" (3.56m x 3.53m)

Bedroom Two 9' 1" x 11' 4" (2.77m x 3.45m)

Bedroom Three 7' 3" x 8' 4" (2.21m x 2.54m)

Shower Room

Front And Rear Gardens

Outbuilding 10' 11" x 15' 5" (3.33m x 4.70m) Fitted bar space with power and lights





welcome to

East View, Castleford

- ** GUIDE PRICE £200,000 **
- Three-Bedroom Semi-Detached
- Off Street Parking
- Rear Garden
- Outbuilding with Bar

Tenure: Freehold EPC Rating: E Council Tax Band: A

guide price **£200,000**





view this property online williamhbrown.co.uk/Property/CAF113634



Property Ref:

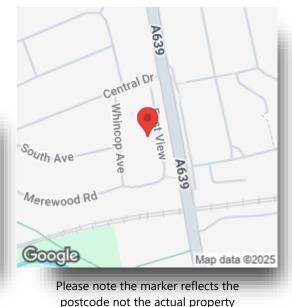
CAF113634 - 0004

would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

Kitchen Dining Room



· ·





01977 512628



castleford @williamhbrown.co.uk

10 Bank Street, CASTLEFORD, West Yorkshire, WF10 1HZ



williamhbrown.co.uk