



**Green Lane, Wakefield WF2 9AB**



**welcome to**

**Green Lane, Wakefield**

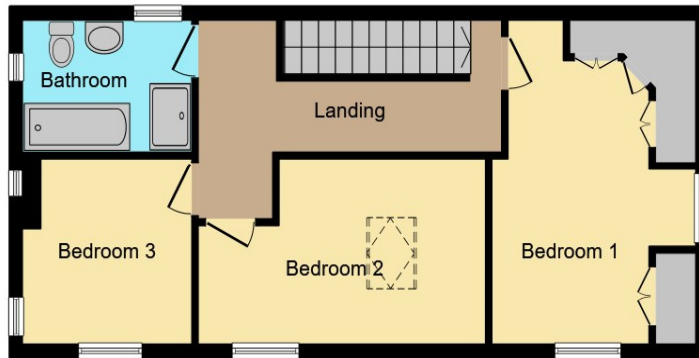
Guide Price: £375,000 - £400,000. We are offering to the market this superb family home, set in a great location away from the main road side. Viewing is most highly recommended to avoid missing what this home really has to offer!!





**Ground Floor**

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**First Floor**

**Entrance**

**Living Room**

22' 8" max x 20' 7" max ( 6.91m max x 6.27m max )

**Kitchen/ Dining Room**

15' 6" max x 12' max ( 4.72m max x 3.66m max )

**Utility**

8' 3" max x 9' 1" max ( 2.51m max x 2.77m max )

**Downstairs W.C**

**Conservatory**

9' 7" max x 8' 7" max ( 2.92m max x 2.62m max )

**First Floor Landing**

**Bedroom 1**

10' 9" max x 15' 8" max ( 3.28m max x 4.78m max )

**Bedroom 2**

9' 2" max x 15' 3" max ( 2.79m max x 4.65m max )

**Bedroom 3**

9' 4" max x 9' 9" max ( 2.84m max x 2.97m max )

**Bathroom**

**Exterior**

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 orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form 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.focalagent.com](http://www.focalagent.com)



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## Green Lane, Wakefield

- Guide Price: £375,000 - £400,000.
- Beautiful Detached Home
- Three Double Bedrooms
- Off Street Parking
- Large Gardens

Tenure: Freehold EPC Rating: D

# £375,000



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Property Ref:  
WAK125183 - 0002

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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.

Please note the marker reflects the  
postcode not the actual property



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**01924 381381**



Wakefield@williamhbrown.co.uk



2 Wood Street, WAKEFIELD, West Yorkshire,  
WF1 2ED



**williamhbrown.co.uk**