



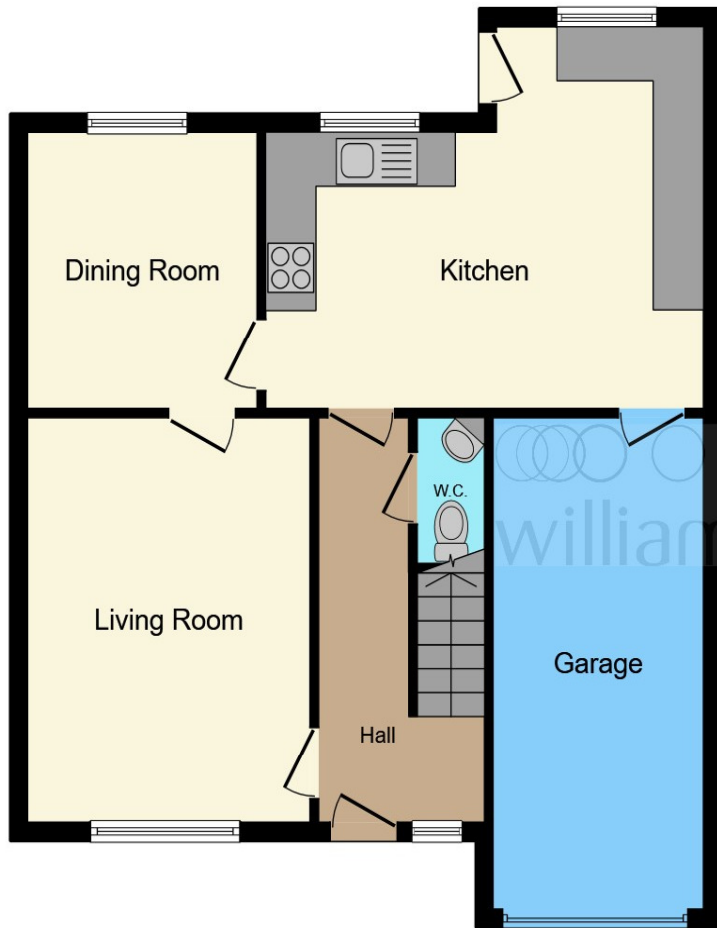
Batley Road, Kirkhamgate Wakefield WF2 0RZ

welcome to

Batley Road, Kirkhamgate Wakefield

Guide Price £340,000-£350,000 We are delighted to offer to the market this fantastic four bedroom detached home in Kirkhamgate. Overall, this family home offers some real potential for those looking to renovate and add their own stamp to a space!





Ground Floor



First Floor

Entrance

Living Room

11' 6" max x 14' 1" max (3.51m max x 4.29m max)

Dining Room

10' 5" max x 8' max (3.17m max x 2.44m max)

Kitchen

16' 3" max x 13' 6" max (4.95m max x 4.11m max)

Bedroom One

12' 7" max x 10' 1" max (3.84m max x 3.07m max)

Bedroom Two

22' 5" max x 10' 1" max (6.83m max x 3.07m max)

Bedroom Three

10' 3" max x 10' 4" max (3.12m max x 3.15m max)

Bedroom Four

6' max x 8' 7" max (1.83m max x 2.62m max)

Bathroom

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

welcome to

Batley Road, Kirkhamgate Wakefield

- Four Bedrooms
- Spacious Detached
- Two Reception Rooms
- Kitchen Diner
- Off Street Parking

Tenure: Freehold EPC Rating: C

guide price

£340,000



Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/WAK124941



Property Ref:
WAK124941 - 0005

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