



Sunny Field, East Ardsley Wakefield WF3 2JR

welcome to

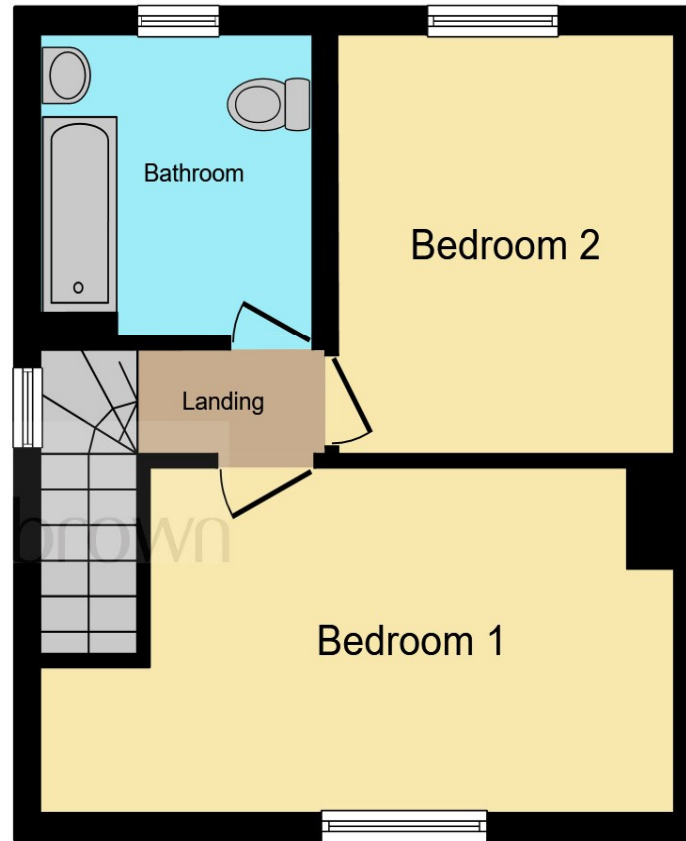
Sunny Field, East Ardsley Wakefield

Guide price £190,000-£200,000. A well presented, bright airy and spacious two double bedroom semi-detached property situated in a cul-de-sac position in the Highly sought after location of East Ardsley not to be missed! This home is located with great access to Leeds and Wakefield.





Ground Floor



First Floor

Entrance

Living Room

14' 4" max x 12' 2" max (4.37m max x 3.71m max)

Kitchen

7' 9" max x 9' 6" max (2.36m max x 2.90m max)

Utility Room

7' 8" max x 4' 8" max (2.34m max x 1.42m max)

First Floor Landing

Bedroom 1

9' 1" max x 17' 6" max (2.77m max x 5.33m max)

Bedroom 2

9' 9" max x 11' 2" max (2.97m max x 3.40m 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

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Sunny Field, East Ardsley Wakefield

- Two bedroom semi-detached
- Enclosed rear garden
- Downstairs wc
- Off road parking
- Ideal for first time buyers

Tenure: Freehold EPC Rating: C

guide price

£190,000



Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/WAK126365



Property Ref:
WAK126365 - 0003

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