

HUNTERS®

HERE TO GET *you* THERE



HUNTERS®

SALES & LETTINGS



Lyon Road
, Pontefract, WF8 3PJ
£925 Per Month

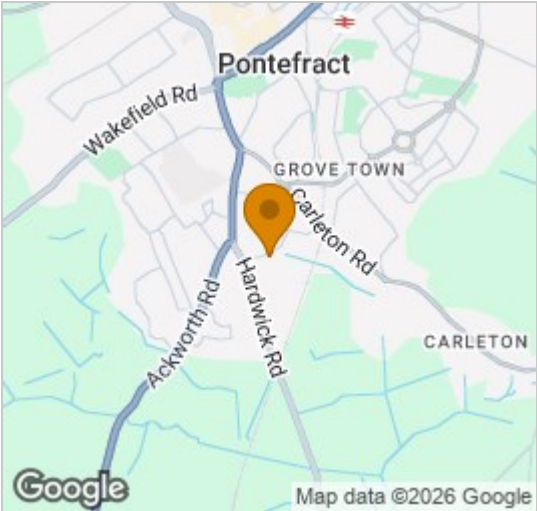


Council Tax: B

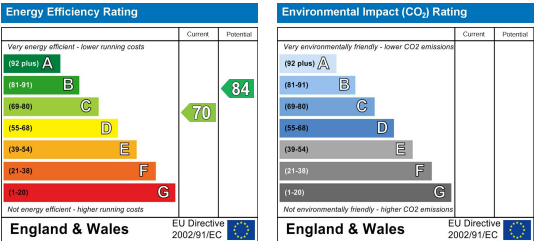
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact our Hunters Castleford Lettings Office on 01977604600 if you wish to arrange a viewing appointment for this property or require further information.

- IDEAL LONG TERM LET
- DRIVEWAY OFFERRING OFF STREET PARKING
- CLOSE TO LOCAL SCHOOLS
- 3 BEDROOMS
- DEPOSIT £1,067.00
- SPACIOUS KITCHEN
- CLOSE TO TOWN CENTER
- EXCELLENT TRANSPORT LINKS
- COUNCIL TAX BAND B
- EPC RATING C



3 BEDROOMS - EASY ACCESS TO LOCAL AMENITIES AND SCHOOLS - LONG TERM LET - OFF STREET PARKING AND GARDENS.

HUNTERS are pleased to offer to let this well presented 3 bedroom semi detached house situated in the sought after area of Carleton in Pontefract, within easy reach of multiple local schools, transport links and Pontefract Town Centre.

The property briefly comprises to the ground floor; a well appointed kitchen, a dual aspect through lounge with windows to the front and rear. Also downstairs can be found the very handy utility and storage area that leads to the mature and enclosed rear garden.

Upstairs are 2 double bedrooms and further single bedroom with family Bathroom benefitting from overhead shower and separate W.C.

Outside to the front and rear are mature gardens mainly laid to lawn with off street parking.

Viewing is essential to appreciate the property on offer. Please call us today!

MATERIAL INFORMATION

- Tenure:
- Lease Years Remaining:
- Annual Ground Rent:
- Review Period:
- Review Increase:
- Service Charge:
- Shared Ownership:
- Ownership Share:

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.