

HUNTERS®

HERE TO GET *you* THERE



Grange Street
Wakefield, WF2 8TF
£1,050 Per Month

4  1  1   D

Council Tax: A

Energy Efficiency Rating

Rating	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
87		
64		

England & Wales EU Directive 2009/10/EC

Environmental Impact (CO₂) Rating

Rating	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		

England & Wales EU Directive 2009/10/EC

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

- RECENTLY REFURBISHED
- PETS CONSIDERED THROUGHOUT
- MODERN THROUGHOUT
- 3/4 BEDROOMS
- PAVED REAR GARDEN
- VERSATILE LIVING SPACE
- LONG TERM LET
- DEPOSIT: £1211
- COUNCIL TAX BAND: A
- EPC RATING: D

A photograph of a bedroom interior. The room has light-colored walls and a dark grey carpet. On the left, there is a window with dark blue curtains. Below the window is a white chest of drawers. In the center background, there is a white wardrobe. To the right, there is a fireplace with a white mantelpiece and a dark surround. A bed with a patterned duvet is visible in the foreground on the right. The room is lit by a single light bulb hanging from the ceiling.

MATERIAL INFORMATION

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

The location offers excellent access to local schools, commuter links and access to local amenities

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.

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