

HUNTERS[®]

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HUNTERS[®]

SALES & LETTINGS



Shepherds Way

, Knottingley, WF11 0FU

£1,200

 3  2  1  A

Council Tax: A

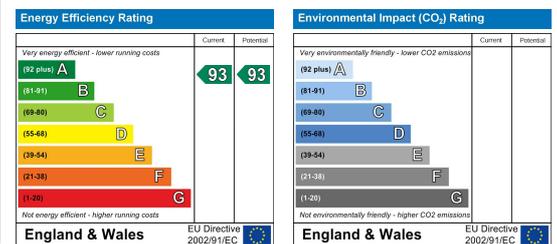
Floor Plan



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.

- BRAND NEW DEVELOPMENT
- IMMACULATE THROUGHOUT
- OFF STREET PARKING
- PETS CONSIDERED
- EXCELLENT TRANSPORT LINKS
- CLOSE TO LOCAL AMENITIES
- ENCLOSED REAR GARDEN
- EPC A
- TAX BAND A
- DEPOSIT £1384

3 SPACIOUS BEDROOMS - BRAND NEW DEVELOPMENT - PETS CONSIDERED - OFF STREET PARKING - EXCELLENT TRANSPORT LINKS - CLOSE TO LOCAL AMENITIES - ENCLOSED REAR GARDEN - MODERN THROUGHOUT - SPACIOUS KITCHEN DINER

Hunters are proud to introduce to the letting market this nicely presented 3 bedroom semi-detached house situated in this brand new development in Knottingley. The location of this perfect family home is great for motorway links and public transport routes. Recently built, the property is in immaculate condition throughout.

The property briefly comprises to the ground floor; entrance hallway, downstairs w/c, spacious kitchen diner with a range of modern base and wall units, integrated appliances, and lounge with patio doors out to the enclosed rear garden.

To the first floor are three good sized bedrooms, one with a spacious en-suite, and a modern family bathroom suite.

The exterior boasts a spacious enclosed rear garden and off street parking for two cars!

Call the office today to arrange a viewing.



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.

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