





Fernley Green Court,Knottingley WF11 8DE

william h brown

welcome to

Fernley Green Court, Knottingley

Three bedroom semi detached home in Knottingley, featuring a living room, kitchen, dining room, conservatory, family bathroom, driveway and enclosed rear garden. Viewing recommend!













Agents Note
Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

Living Room
15' 9" x 15' 2" (4.80m x 4.62m)
Kitchen
9' 10" x 7' 7" (3.00m x 2.31m)
Dining Room
9' 8" x 8' 1" (2.95m x 2.46m)
Conservatory
15' 1" x 11' 5" (4.60m x 3.48m)
Landing
Bedroom One
12' 10" x 9' 5" (3.91m x 2.87m)
Bedroom Two
12' 1" x 9' 5" (3.68m x 2.87m)
Bedroom Three
7' 7" x 6' (2.31m x 1.83m)
Bathroom

welcome to

Fernley Green Court, Knottingley

- Three Bedroom Semi Detached
- Three Reception Rooms
- Driveway
- Fully Enclosed Rear Garden
- Ideal For First Time Buyers

Tenure: Freehold EPC Rating: Awaited
Council Tax Band: A

£130,000









Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/PON119310

The Property Ombudsman

Property Ref:
PON119310 - 0002

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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