



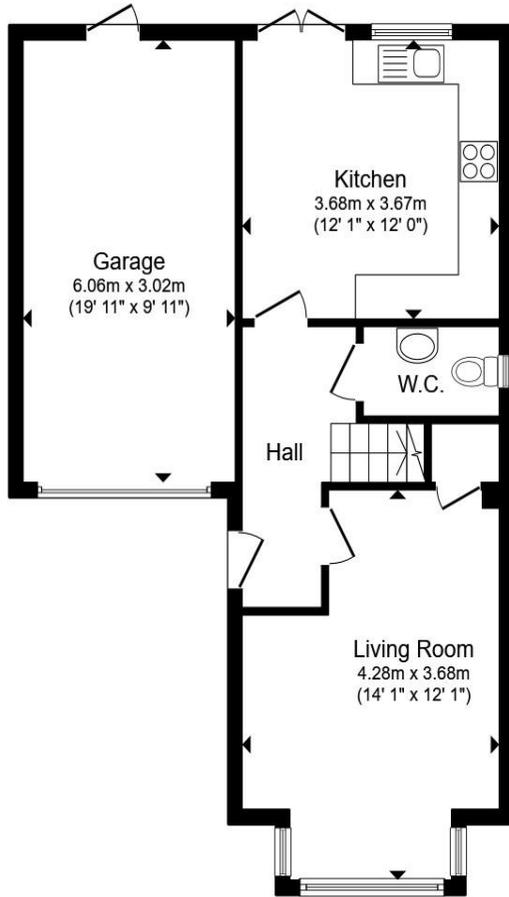
**Burkwood Drive, WAKEFIELD WF1 4GN**

**welcome to**

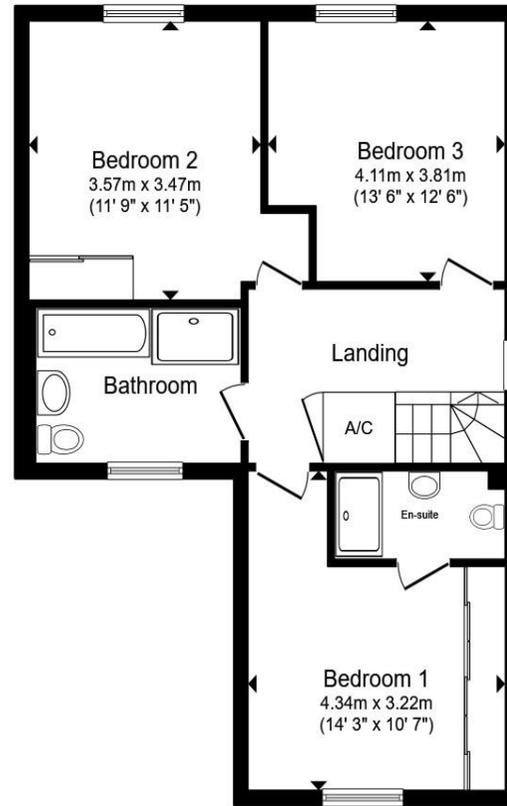
**Burkwood Drive, WAKEFIELD**

Oiro £340,000. This home is located with great access to Pinderfields hospital, schooling, transport links including motorway access which is ideal for the commuter and local amenities. Viewings highly recommended to fully appreciate what this home has to offer.





**Ground Floor**



**First Floor**

**Lounge**  
12' 6" max x 14' 3" max ( 3.81m max x 4.34m max )

**Kitchen**  
12' 6" max x 12' 1" max ( 3.81m max x 3.68m max )

**Bedroom One**  
10' 7" max x 14' 3" max ( 3.23m max x 4.34m max )

**Bedroom Two**  
11' 7" max x 11' 4" max ( 3.53m max x 3.45m max )

**Bedroom Three**  
13' 5" max x 12' 5" max ( 4.09m max x 3.78m max )

**Bathroom**

Total floor area 119.8 m<sup>2</sup> (1,289 sq.ft.) approx

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.propertybox.io](http://www.propertybox.io)



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## Burkwood Drive, WAKEFIELD

- Three bedroom detached
- Garage and driveway
- Master en-suite
- Enclosed rear garden
- Still in NHBC

Tenure: Freehold EPC Rating: B  
Council Tax Band: D

**£340,000**



Please note the marker reflects the  
postcode not the actual property

**view this property online** [williamhbrown.co.uk/Property/WAK127562](https://www.williamhbrown.co.uk/Property/WAK127562)



Property Ref:  
WAK127562 - 0002

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



william h brown



**01924 381381**



Wakefield@williamhbrown.co.uk



2 Wood Street, WAKEFIELD, West Yorkshire,  
WF1 2ED



**williamhbrown.co.uk**