

Whisperwood Road, Outwood, WF1 3TU

£350,000

Council Tax Band: D



Open House Estate Agents is proud to present this 4 Bedroom Detached Property in a Quiet Sought after Cul De Sac Location in the suburb of Outwood.

The property is within walking distance to the local amenities and both Good & Outstanding rated Local Schools located within the sought after area of Outwood between Leeds & Wakefield.

Local bus routes travel to and from Wakefield City Centre and Leeds and with Outwood Train Station just 4 mins drive away, as well as the Wakefield Train Stations nearby.

The M1 and M62 motorway links are only a short drive away and ideal for those looking or needing to travel further on a daily basis.

The Property briefly comprises: Entrance Hallway with Wooden Flooring, Living Room with Large Windows, Kitchen with Single Integrated Oven, Integrated Microwave and upright Radiators, Downstairs Cloak with Basin, Heated Towel Rail & Dual Flush WC, Single Garage with Roller Door.

Upstairs we have the Master Bedroom with Fitted Wardrobes, En-Suite with floor to ceiling Tiling, Towel Radiator, Large Quadrant Shower, Basin & Dual Flush WC, Bedrooms 2, 3 & 4 all of which are doubles and which Bedrooms 2 & 3 have fitted Wardrobes.

Family Bathroom consists of Floor to Ceiling Tiling, Heated Towel Radiator, Large P Shaped Bath with Electric Shower, Basin and Dual Flush WC.

Outside, a Resin Driveway and Patio which extends into the rear, with Decking and Tiered Lawned Areas, along with a vegetable patch. Shrubs, bushes and Fencing surround the boundary, with Trees to the utmost rear for complete privacy. The rear is completely unencumbered with no properties overlooking it..

This is a fantastic Detached Property that is perfect for the growing family and deserves viewing to fully appreciate and avoid disappointment.

Call us now to arrange your viewing - Our phone lines are open 24/7 !!



Open House Huddersfield



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	69	76
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	