



Apartment (EPC Rating: )

**28 BROOK HOUSE, WAKEFIELD, WEST  
YORKSHIRE, WF1 5PB**  
Per month

**£850 Per**



# 2 Bedroom Apartment located in Wakefield

Spacious and bright 2-bed, 2-bath apartment located in the highly sought-after area of Sandal, Wakefield. This modern home offers generous living space, excellent natural light and a prime position close to local amenities.

The property includes a fully equipped kitchen with white goods for a smooth, hassle-free move-in.

With fast-speed internet available and a designated parking space, it's ideal for professionals, couples or small families. Inside, you'll find one double bedroom, one single bedroom, two bathrooms and an open-plan living area, along with convenient access to transport links.

The apartment is offered unfurnished and will be fully decorated and refreshed before the new tenant moves in.




HEAD OFFICE | N14 ST. JOHN'S SQUARE, WAKEFIELD, WEST YORKSHIRE, WF1 2RA

Council Tax Band

**B**

Energy Performance Graph

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

Call us on

**0800 7720 789**

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

