



**Rushworth Close, Stanley WAKEFIELD WF3 4JG**

**welcome to**

**Rushworth Close, Stanley WAKEFIELD**

An immaculate three bedroom detached home located in the village of Stanley on a modern residential development.





### **Kitchen**

10' max x 7' max ( 3.05m max x 2.13m max )

### **Dining Area**

15' max x 11' 1" max ( 4.57m max x 3.38m max )

### **Living Room**

18' 1" max x 12' 1" max ( 5.51m max x 3.68m max )

### **Conservatory**

9' max x 8' 1" max ( 2.74m max x 2.46m max )

### **Bedroom One**

15' 1" max x 8' 1" max ( 4.60m max x 2.46m max )

### **Bedroom Two**

11' 1" max x 7' 11" max ( 3.38m max x 2.41m max )

### **Bedroom Three**

9' 1" max x 6' 1" max ( 2.77m max x 1.85m max )

### **Garage**

17' 1" max x 8' max ( 5.21m max x 2.44m max )

Total floor area 92.0 m<sup>2</sup> (991 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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## Rushworth Close, Stanley WAKEFIELD

- Three bedroom detached home
- Master with en suite
- Garage
- Driveway
- Modern Kitchen

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

guide price

**£315,000**



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
WAK127977 - 0005

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