

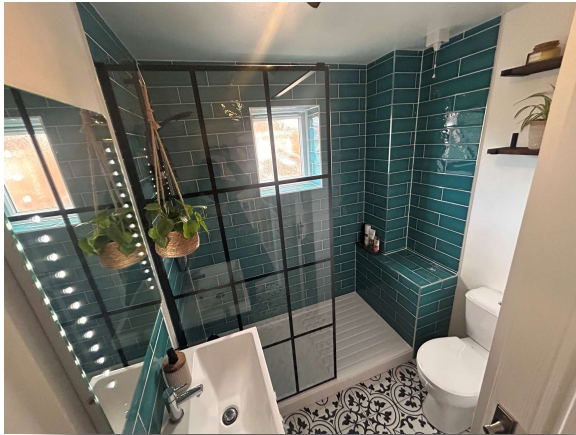


**Shaw Rise, Normanton WF6 2TX**

**welcome to**

**Shaw Rise, Normanton**

Welcome to the market this 3 bedroom semi detached family home in the sought after area of Normanton, Wakefield! This property is ideal for small families, first time buyers, or even landlords! VIEWING HIGHLY RECOMMENDED TO FULLY APPRECIATE WHAT THIS HOME HAS TO OFFER!





**Lounge**

10' 4" max x 15' 4" max ( 3.15m max x 4.67m max )

**Kitchen**

13' 9" max x 9' 8" max ( 4.19m max x 2.95m max )

**Bedroom One**

13' 8" max x 8' 7" max ( 4.17m max x 2.62m max )

**Bedroom Two**

10' 2" max x 7' 5" max ( 3.10m max x 2.26m max )

**Bedroom Three**

7' 2" max x 7' 2" max ( 2.18m max x 2.18m max )

**Bathroom**

welcome to

## Shaw Rise, Normanton

- 3 bedroom semi-detached home
- Driveway and enclosed rear garden
- Great location of Normanton, Wakefield!
- Modern throughout making it move in ready
- Ideal for first time buyer or good opportunity for landlords

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

# £200,000



Please note the marker reflects the  
postcode not the actual property

**view this property online** [williamhbrown.co.uk/Property/WAK128145](http://williamhbrown.co.uk/Property/WAK128145)



Property Ref:  
WAK128145 - 0002

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william h brown



**01924 381381**



Wakefield@williamhbrown.co.uk



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



**williamhbrown.co.uk**