

# HUNTERS®

HERE TO GET *you* THERE

25 Brook Street, Altofts, Normanton, WF6 2LP

Offers In Excess Of £150,000

Property Images



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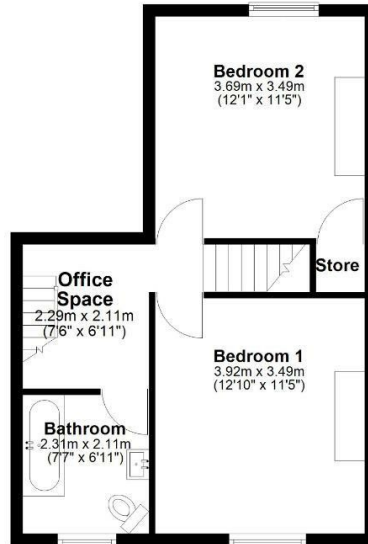
HERE TO GET *you* THERE

## HUNTERS®

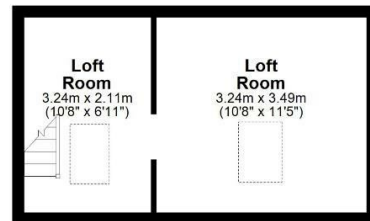
**Ground Floor**  
Approx. 29.3 sq. metres (315.7 sq. feet)



**First Floor**  
Approx. 40.7 sq. metres (437.6 sq. feet)



**Second Floor**  
Approx. 18.5 sq. metres (198.9 sq. feet)

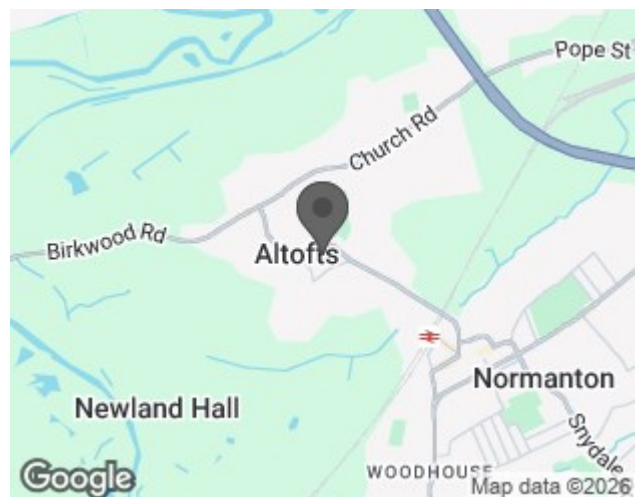


Total area: approx. 88.5 sq. metres (952.2 sq. feet)

### EPC

| Energy Efficiency Rating                           |  | Current                 | Potential |
|--|--|-------------------------|-----------|
| <i>Very energy efficient - lower running costs</i> |  |                         |           |
| (92 plus) <b>A</b>                                 |  |                         | <b>85</b> |
| (81-91) <b>B</b>                                   |  |                         |           |
| (69-80) <b>C</b>                                   |  |                         |           |
| (55-68) <b>D</b>                                   |  | <b>58</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 |           |

### Map



### Details

Type: House - Terraced Beds: 2 Bathrooms: 1 Receptions: 1 Tenure: Freehold

## Summary

HUNTERS are delighted to introduce to the market this modern, two-bedroomed property situated in the sought-after area of Altofts, Normanton on Brook Street. This property has been updated throughout- kitchen installed in the summer of 2024, bathroom in July of 2025, new windows in 2024 and new carpets and flooring throughout.

Briefly comprising; living room, kitchen/dining room, two good-sized bedrooms, office space, bathroom and loft space.

Viewing is essential to appreciate the space and style of the property on offer.

## Features

- 2 BEDROOMS • TERRACED • OFFICE SPACE • KITCHEN DINER • AMPLE LOFT SPACE • SPACIOUS THROUGH OUT • CLOSE TO LOCAL AMENITIES • FREEHOLD • COUNCIL TAX BAND A • EPC RATING D