



HODSONS

ASKING PRICE

£215,000

Winden Close

Calder Grove, WF4 3DQ



HODSONS

PROPERTY SUMMARY

Offered with no onward chain, this extended two-bedroom semi-detached true bungalow is set in a quiet cul-de-sac location in the popular Calder Grove area of Wakefield. Enjoying open rear views and a practical single-level layout, the property offers excellent potential for those seeking a peaceful, low-maintenance home with easy access to local amenities and major transport links.

2



1

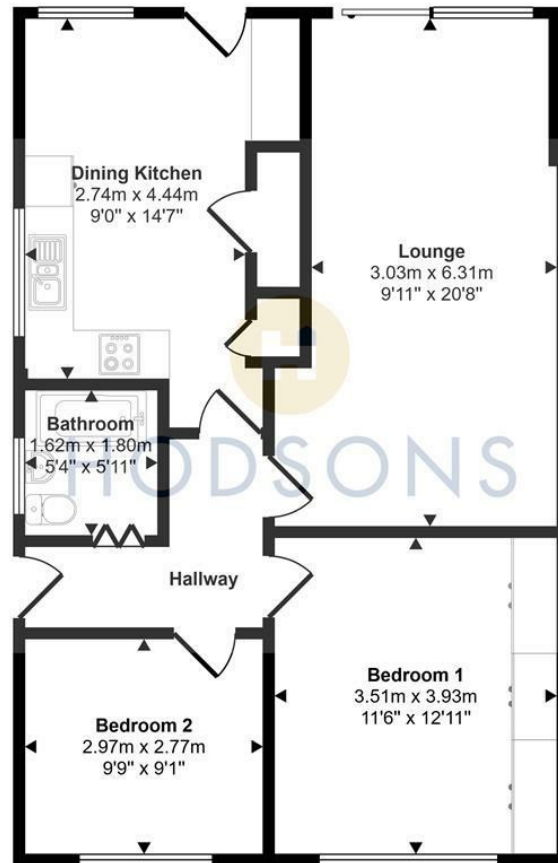


1





Approx Gross Internal Area
69 sq m / 738 sq ft



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

LOCAL AUTHORITY

Wakefield

TENURE

Freehold

COUNCIL TAX BAND

B

VIEWINGS

By prior appointment only

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	70	78
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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/tenants are advised to recheck the measurements



OFFICE ADDRESS

37-39 George Street
Wakefield
West Yorkshire
WF1 1LX

OFFICE DETAILS

01924 200544
wakefield@hodsonsproperty.co.uk
www.hodsonsproperty.co.uk