



HODSONS

ASKING PRICE

£230,000

Hallcroft Drive

Wakefield, WF4 5DF



PROPERTY SUMMARY

****NO CHAIN**** Situated in a sought-after residential area of Horbury, this well-presented 2-bedroom semi-detached, true bungalow offers comfortable single-level living with the benefit of both front and rear gardens, a detached garage, and private driveway.

The property features a spacious lounge with French doors opening onto the rear garden, creating a bright and airy living space. The accommodation includes a generous double bedroom, a good-sized single bedroom, and a modern shower room.

Perfectly suited to downsizers, first-time buyers, or anyone seeking a peaceful yet convenient location close to local amenities and transport links.

Early viewing is recommended.

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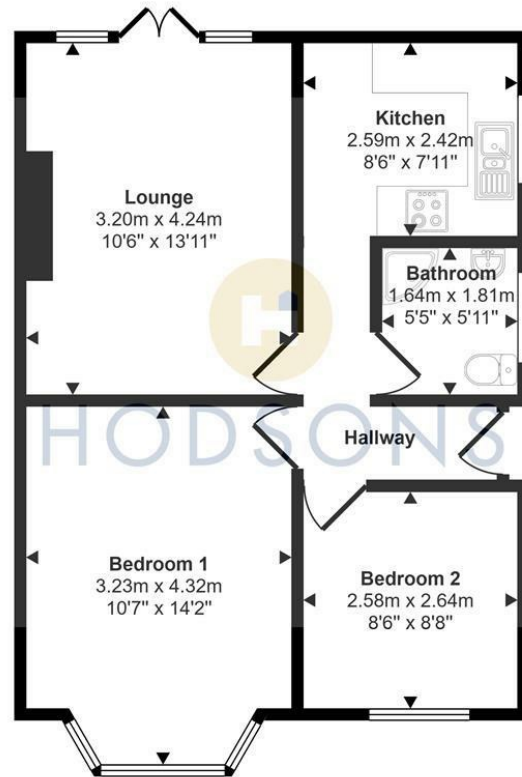








Approx Gross Internal Area
49 sq m / 531 sq ft



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 Metropolitan District council

TENURE

Freehold

COUNCIL TAX BAND

C

VIEWINGS

By prior appointment only

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		85
(81-91) B		
(69-80) C		
(55-68) D	66	
(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