



28 Wordsworth Grove | Stanley | Wakefield | WF3 4JL £395 pcm

Purpose built **ONE DOUBLE BEDROOM** ground floor flat situated in this popular village location of Stanley to the north of Wakefield City Centre and within minutes' drive of the M62 motorway network. It benefits from gas fired central heating and PVCu double glazing and comprises of lounge with fitted gas fire, modern fitted kitchen with in-built oven and hob and extractor hood, double sized bedroom with walk-in cupboard, handy boiler cupboard and bathroom/WC with shower over bath. One allocated parking space to the side or on street parking to the front. Small lawn area to front. Lockable brick outhouse store. Unfurnished let. Application fees apply. No pets or DSS. Blinds fitted to all rooms. Deposit of £445.00, available from 1st August 2016.