

# HUNTERS<sup>®</sup>

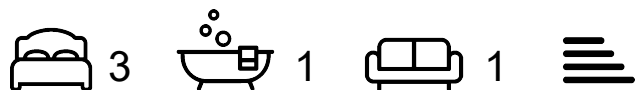
HERE TO GET *you* THERE



## Simpsons Lane

Knottingley, WF11 0HE

Offers In Excess Of £270,000



HUNTERS are delighted to introduce to the market this spacious three-bedroom bungalow. Situated in the well-connected town of Knottingley, this bungalow offers generous living accommodation throughout, making it an ideal home for families, downsizers, or those seeking versatile single-level living.

Briefly comprising: living room/dining room, kitchen, three spacious bedrooms and the house bathroom.

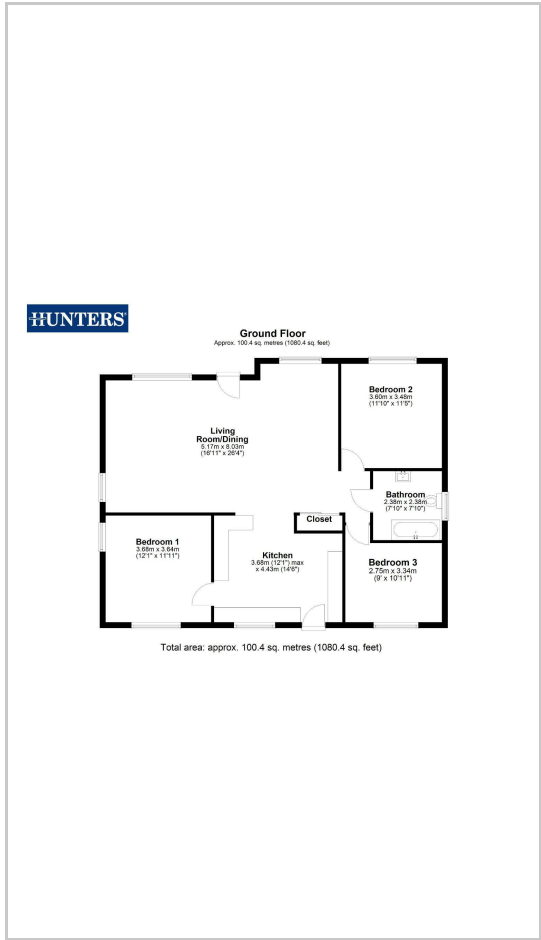
Viewing is essential to appreciate the property's space and style.



## Area Map



## Floor Plans



## Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.