



**HUNTERS**<sup>®</sup>  
HERE TO GET *you* THERE

30 Whitley Farm Close, Whitley, Goole, DN14 0GL

**HUNTERS**  
HERE TO GET *you* THERE

# 30 Whitley Farm Close, Whitley, Goole, DN14 0GL

## Offers In The Region Of £270,000

### DESCRIPTION

Hunters (Selby) are delighted to offer for sale this beautifully presented four bedroom semi detached home situated within the popular village of Whitley. The property benefits from LPG gas central heating system, UPVC double glazing and briefly comprises a spacious entrance hall, downstairs cloakroom/w.c, lounge and kitchen/dining room to the ground floor. To the first floor bedroom one has ensuite bathroom, a further bedroom and a family bathroom. To the second floor there is two further bedrooms. To the front of the property there is a garden laid to lawn with a graveled area. To the rear of the property there is further garden laid to lawn with patio area and fencing around the perimeter. There is a driveway leading to a detached garage. Viewing highly recommended to appreciate the accommodation on offer. Call Hunters (Selby), seven days a week to book a viewing.

### LOCATION

The village of Whitley is served close to the M62 motorway with links to M1 and A1 providing easy access to Leeds city centre, Doncaster, Pontefract, Wakefield and York. Leeds lies around 15 miles with a host of department stores, high street retail outlets, etc. Selby market town has a selection of shops, pubs, restaurants and a bustling market once a week. Close to all local amenities including three supermarkets, Abbey Walk Retail Park and the Market Cross Shopping Centre, railway station and the famous Selby Abbey. The new by-pass has enhanced the road networks with easy access to York, Leeds, Castleford, Doncaster with excellent road communications being A19, M62, A1041, A1 and M18.

### DIRECTIONS

From Selby take the A19 Doncaster Road through the villages of Brayton, Burn and Chapel Haddlesey towards Whitley. On entering the village of Whitley, take the left hand turn onto Whitley Farm Close, where the property can be identified by our Hunters For Sale Board.

### Material Information - Selby

Tenure Type; Freehold

Council Tax Banding; C

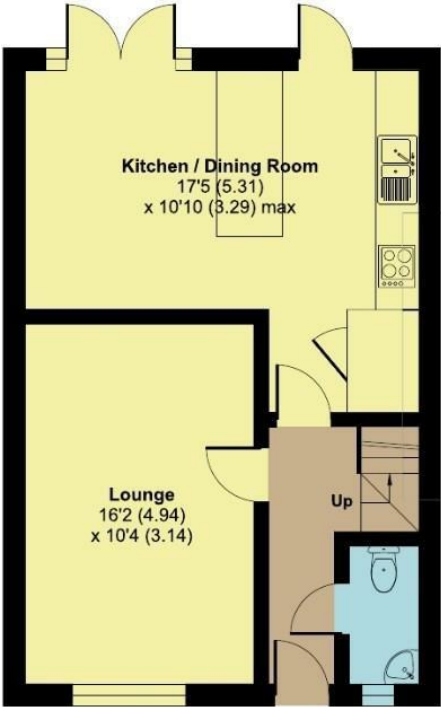
EPC Rating : C

Hunters Selby 23 Finkle Street, Selby, YO8 4DT | 01757 210884

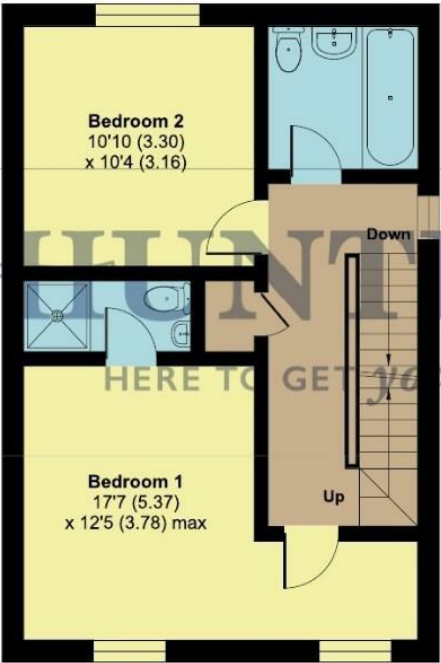
[selby@hunters.com](mailto:selby@hunters.com) | [www.hunters.com](http://www.hunters.com)

Whitley Farm Close, Whitley, Goole, DN14

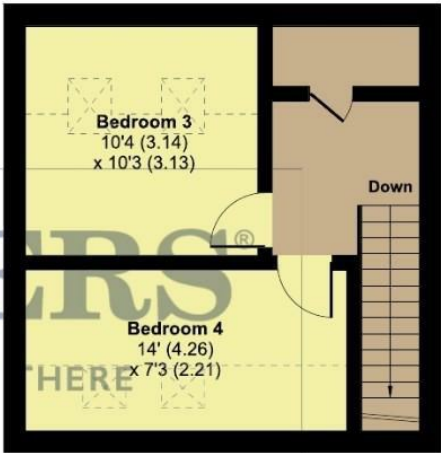
Approximate Area = 1222 sq ft / 113.5 sq m  
Limited Use Area(s) = 84 sq ft / 7.8 sq m  
Garage = 145 sq ft / 13.4 sq m  
Total = 1451 sq ft / 134.7 sq m  
For identification only - Not to scale



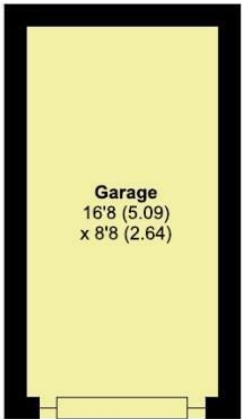
GROUND FLOOR  
APPROX FLOOR  
AREA 45.6 SQ M  
(491 SQ FT)



FIRST FLOOR  
APPROX FLOOR  
AREA 45.6 SQ M  
(491 SQ FT)



SECOND FLOOR  
APPROX FLOOR  
AREA 22.2 SQ M  
(240 SQ FT)



GARAGE  
APPROX FLOOR  
AREA 13.4 SQ M  
(145 SQ FT)



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). Produced for Hunters Property Group. REF: 1326317

© n3checom 2025.

