



**Greenbank Road
Normanton
West Yorkshire
WF6 2JU**

Offers in Excess of £119,000

bettermove

Greenbank Road Normanton

A SPACIOUS home in Normanton, available CHAIN FREE and VACANT for IMMEDIATE possession. Call for details!

Bettermove are proud to welcome to the market this 2 bedroom terraced house in Normanton with excellent potential and no forward chain. The property requires a round of refurbishment to bring it up to its full potential. The council tax band is A.

The interior of this property consists of a living room and kitchen/dining room on the ground floor. The first floor comprises 2 bedrooms and the family bathroom. The exterior boasts an enclosed rear yard, perfect for enjoying the summer months.

Located in the popular town of Normanton, the property is close to a wide range of amenities, including supermarkets, shops, restaurants and pubs. Transport connections can be found from the M62 and Normanton rail station.

The property has been attractively priced to sell. We invite all buyers in a position to proceed to view. This exciting investment opportunity should not be missed and all enquiries can be made through Bettermove on 0330 004 0050.

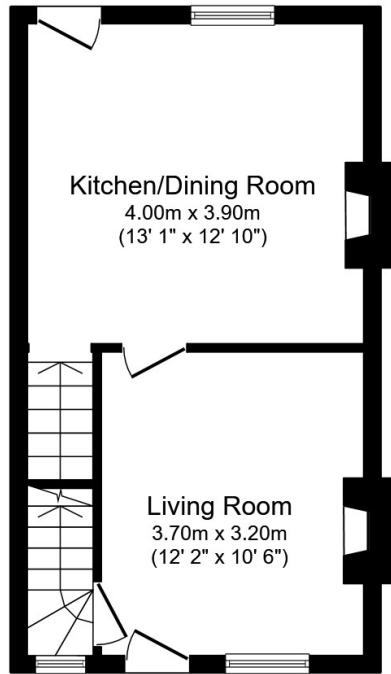
You can secure the purchase immediately by paying an exclusivity deposit of £1,000.

This is not an additional fee and is returned to you on completion.

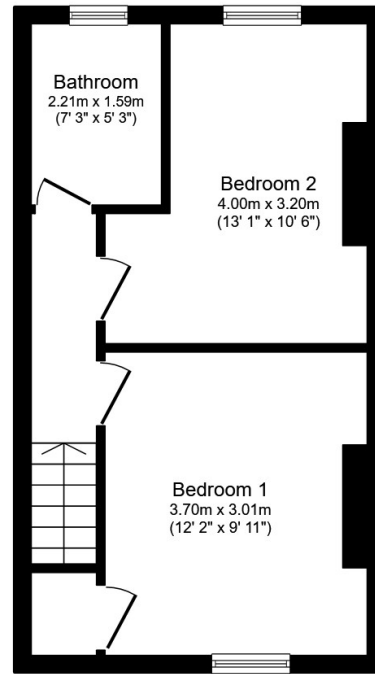
Paying this deposit ensures that the seller takes the property off the market and reserves it exclusively for you. Therefore, eliminating the risk of being gazumped by another buyer, and incurring aborted costs.

This allows you rights to purchase within a given timeframe (typically 8-12 weeks) which gives you time to prepare funding, surveys, and searches.





Ground Floor

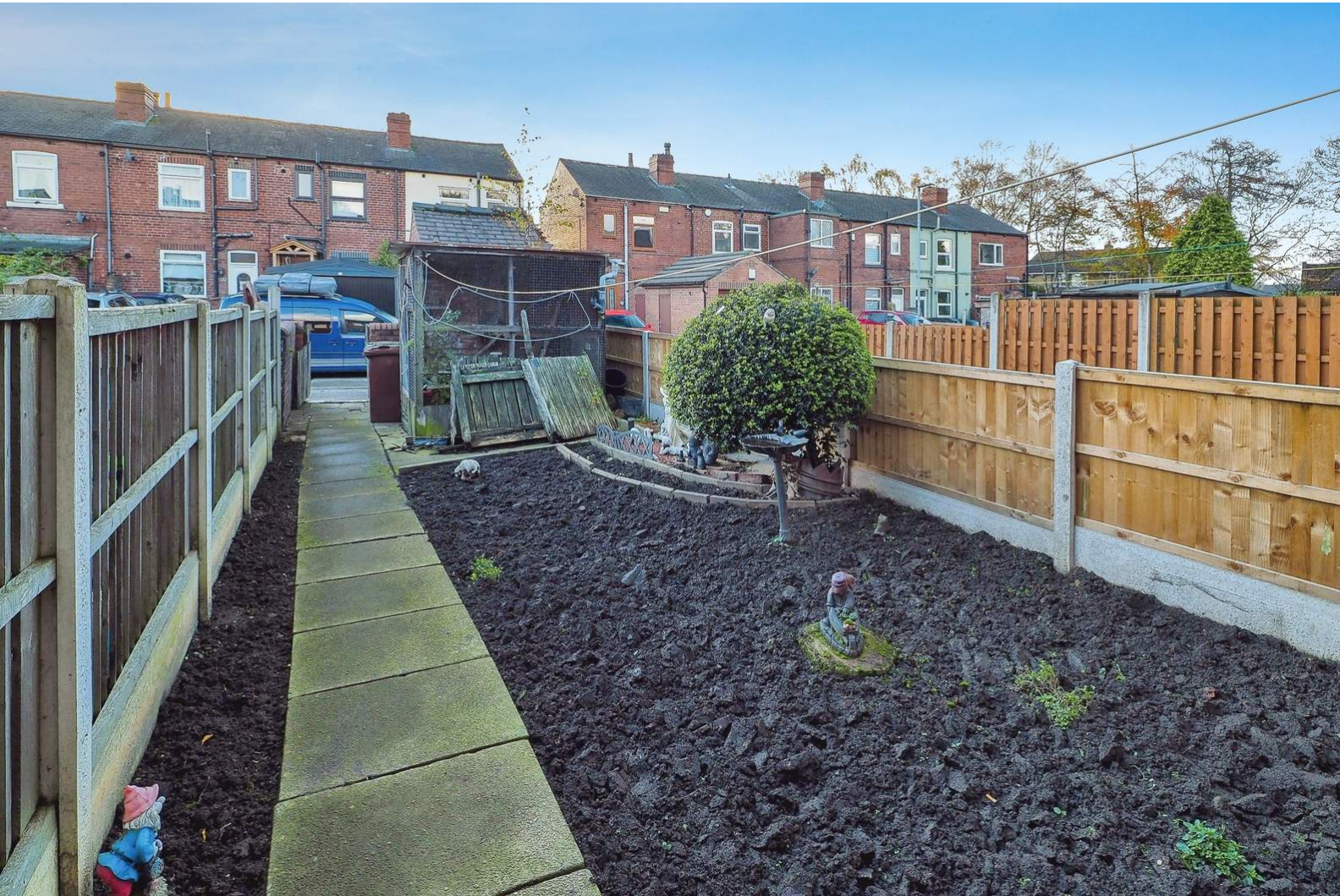


First Floor

Total floor area 63.1 sq.m. (680 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92+)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D	63	
(39-54)	E		
(21-38)	F		
(1-20)	G		
<i>Not energy efficient - higher running costs</i>			
England, Scotland & Wales		EU Directive 2002/91/EC	



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