



6 Bishop's Croft, Wakefield - WF2 6GU

£325,000 Freehold

Modern 4-bed, 3-storey end townhouse in Sandal. Open plan kitchen, ensuite, garage, driveway, low maintenance garden. Near schools, shops, train, M1. No chain. Viewing essential.

Entrance Reception Hallway

With double glazed entrance door, LVT flooring, built in storage cupboard with access to garage, double panel radiator.

Cloakroom

Having wash hand basin, low flush w/c, single panel radiator.

Stunning Open Plan Kitchen/Diner

With feature double glazed bay window with French doors leading onto the rear garden, having a range of Shaker style fronted wall and base units, contrasting worktop areas with feature marble centre island acting as dining table/breakfast bar making this an excellent social space, fitted oven and hob with extractor hood over, plumbing for dishwasher, integrated fridge and freezer, LED lighting, double panel radiator.

Living Room

Having two double glazed windows making this a light and airy room with feature fire surround with electric fire, fitted storage cupboards providing excellent storage, central heating radiator.

Master Bedroom

With two double glazed windows overlooking the rear garden, two sets of fitted wardrobes providing excellent storage and hanging space, two double panel radiators.

Ensuite Shower Room

Comprising pedestal wash basin, low flush w/c, shower cubicle, tiling, electric shaver point, radiator, tiled floor.

Stairs lead to Second Floor Landing

House Bathroom

Furnished with modern white suite comprising panelled bath with shower over and shower screen, low flush w/c, pedestal wash basin, double glazed Velux roof light, heated towel rail.

Bedroom

Having fitted wardrobes, double glazed window, central heating radiator.

Bedroom

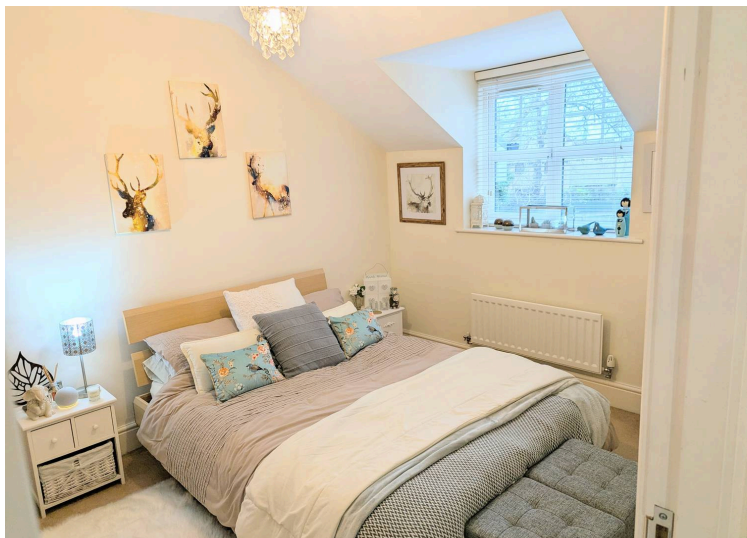
Having fitted wardrobes, double glazed window, central heating radiator.

Bedroom/Study

Having double glazed Velux roof light, built in wardrobes central heating radiator.

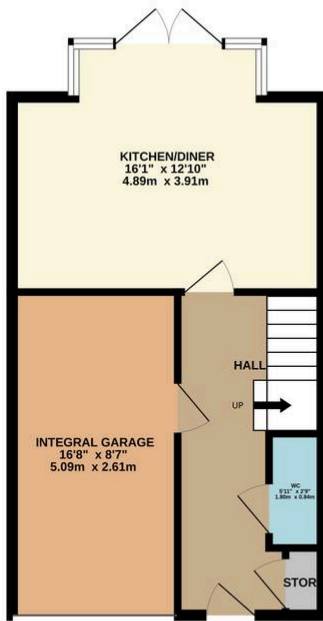
Outside

The property has double width driveway providing off street parking for two vehicles with driveway leading to integral garage with power and light laid on. To the rear, enclosed mainly paved patio garden area, retaining a high degree of privacy, feature bar area for entertaining with power and light laid on, outside lighting CCTV security and Alarm.

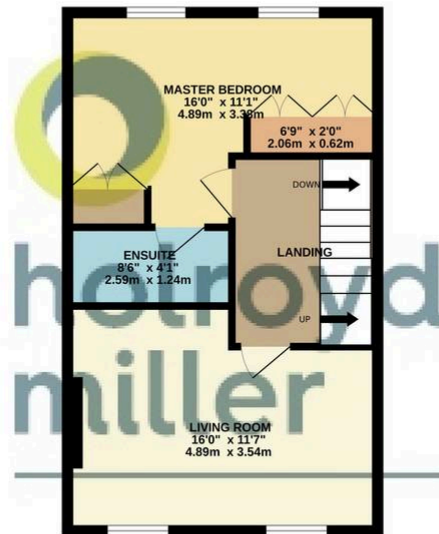




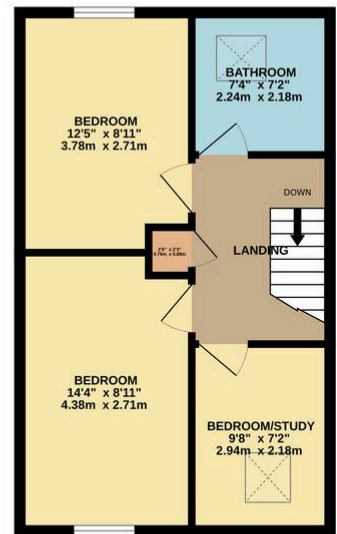
GROUND FLOOR



1ST FLOOR



2ND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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