



Crossfield, Stainland, HX4 9ES
£210,000

E&H Edkins Holmes
ESTATE AGENTS

Situated in Stainland Village is this deceptively spacious, three bedroom, end of terrace. Immaculately presented throughout with a well proportioned dining kitchen and far reaching views from the lounge and two bedrooms this is an ideal home for a professional couple, downsizer or first time buyer.

The accommodation, in brief, comprises: Entrance hall, lounge and dining kitchen to the ground floor. On the first floor there are three bedrooms and the house bathroom. To the front and side of the house are enclosed patio gardens. There is parking available on the private road.



Entrance Hall

Radiator. Composite double glazed door. UPVC double glazed window to side elevation.

Lounge 14'6" x 11'7" (4.44 x 3.54)

Gas stove in inglenook fireplace. Traditional features including Ceiling rose and dado rail. Radiator. UPVC double glazed window to front elevation.

Dining Kitchen 18'11" x 9'0" (5.77 x 2.76)

Fitted kitchen with a range of wall and base units. Stainless steel one and a half bowl sink. Gas cooker point. Plumbing for washing machine. Radiator. Access to cellar. UPVC double glazed windows to rear and side elevations. UPVC double glazed door to rear elevation.

Landing

Radiator. Loft access (access via pull down ladder. Loft part boarded).

Bedroom One 11'9" x 10'1" (3.59 x 3.08)

Radiator. UPVC double glazed window to front elevation with far reaching views.

Bedroom Two 15'3" x 8'4" (4.67 x 2.56)

Radiator. UPVC double glazed window to front elevation with far reaching views.

Bedroom Three 12'0" x 5'9" (3.67 x 1.76)

Radiator. UPVC double glazed window to side elevation with far reaching views.

Bathroom

Wash hand basin. Low flush W.C. Bath with mixer taps. Double shower. Fully tiled. Extractor fan. UPVC double glazed window to rear elevation.

Parking

Parking available on private road

Gardens

To the front of the property is an enclosed low maintenance patio garden.

To the side of the property is an enclosed Yorkshire stone patio.

Council Tax Band

B

EPC

EPC rated D.

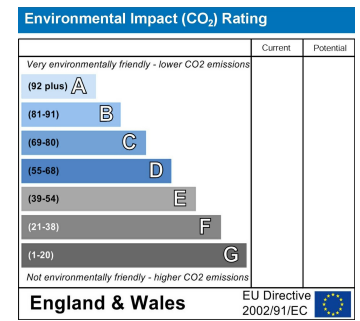
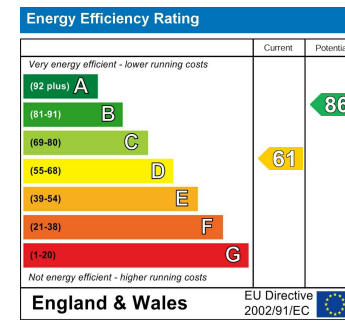
Location

To find the property, you can download a free app called What3Words which every 3 metre square of the world has been given a unique combination of three words.

The three words designated to this property is:
Daisy.Reward.Dimes

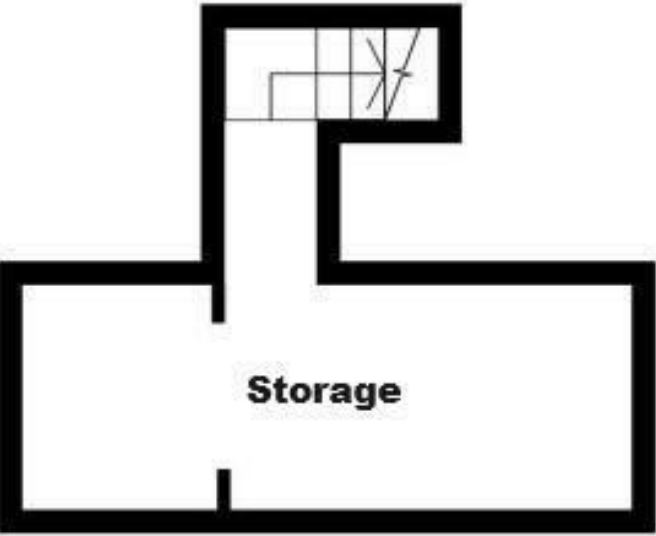
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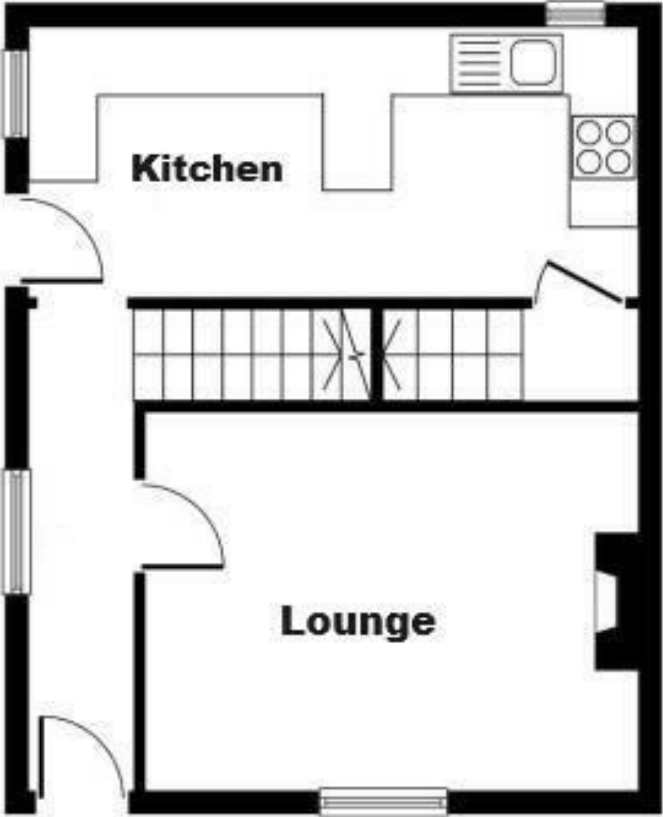




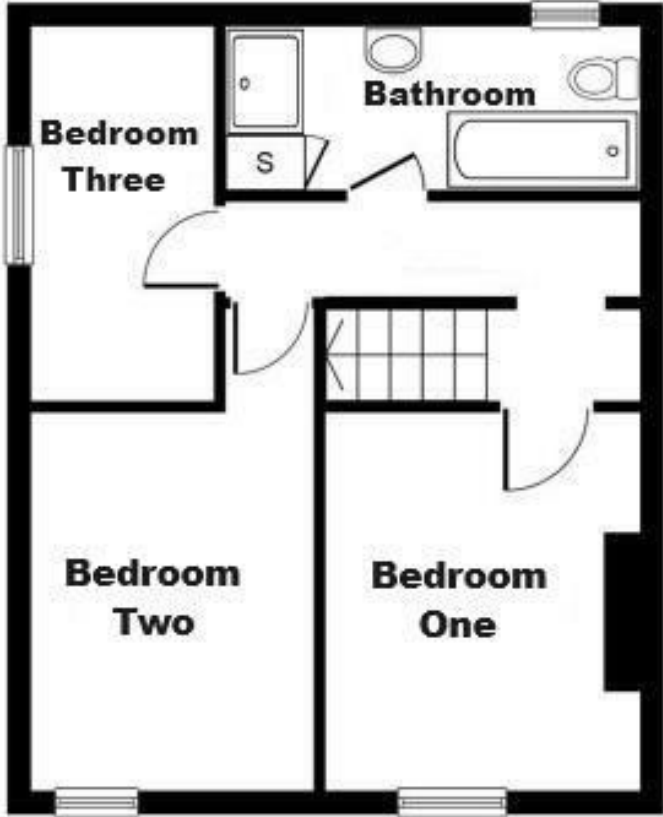




Cellar



Ground Floor



First Floor