



Ben Royd Terrace, Jagger Green, HX4 9DA
£200,000

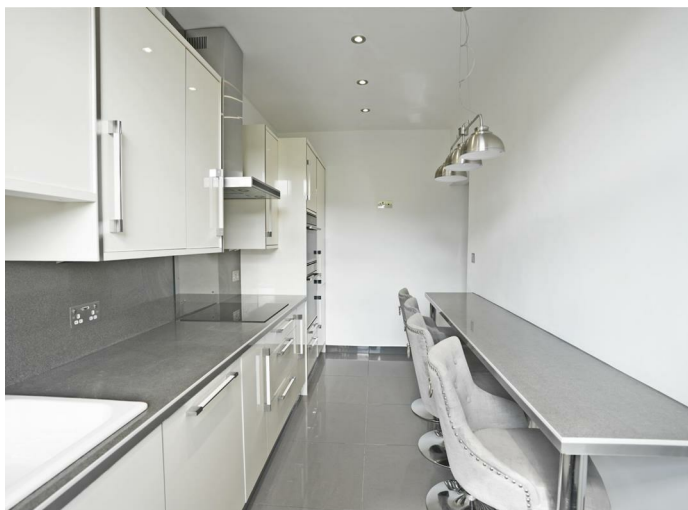
E&H Edkins Holmes
ESTATE AGENTS

Located in the sought after hamlet of Jagger Green, this delightful house on Ben Royd Terrace offers a perfect blend of modern living and rural tranquillity. With three well-proportioned bedrooms, plus an additional occasional room, this property is ideal for families or those seeking extra space for guests or a home office.

The property benefits from a high specification breakfast kitchen, designed to be both functional and stylish. This space is perfect for enjoying leisurely breakfasts or entertaining friends and family. The spacious lounge, complete with a cosy log burner, provides a warm and inviting atmosphere, ideal for relaxing after a long day or hosting gatherings during the colder months.

One of the standout features of this property is the stunning rural views that can be enjoyed from various vantage points within the home. These picturesque surroundings create a serene backdrop, making it a wonderful place to unwind and appreciate nature.

Additionally, the property is offered with no onward chain, allowing for a smooth and efficient purchase process. This is an excellent opportunity for those looking to settle in a peaceful yet accessible location, with the benefits of modern amenities and the charm of rural living.



Ground Floor:

Entrance Hall

UPVC double glazed door to front elevation.

Lounge 14'10" x 14'10" (4.540 x 4.532)

Log burner. Traditional style radiator. UPVC double glazed window to front elevation.

Breakfast Kitchen 14'10" x 6'9" (4.528 x 2.071)

Fitted kitchen with wall and base units. Breakfast bar. Ceramic one bowl sink. Eye level electric oven. Induction hob. Stainless steel cooker hood. Integrated washing machine, dishwasher, microwave and fridge / freezer. Radiator. Access to cellar. UPVC double glazed window to front elevation.

First Floor:

Landing

Stairs leading from entrance hall. Stairs leading to second floor.

Bedroom One 11'10" x 11'8" (3.613 x 3.564)

Understairs storage. Radiator. UPVC double glazed window to front elevation.

Bedroom Two 14'11" x 6'11" (4.552 x 2.133)

Radiator. UPVC double glazed window to front elevation.

Bathroom

Wash hand basin. Low flush W.C. Bath with mixer taps and shower over. Partially tiled. Designer radiator. Extractor fan. UPVC double glazed window to front elevation.

Second Floor:

Bedroom Three 14'10" x 14'11" (4.539 x 4.558)

Radiator. Velux window.

Occasional Room 9'9" x 10'2" (2.986 x 3.124)

Undereaves storage housing boiler. Radiator. Velux window.

Garden

Enclosed patio and decking garden.

Council Tax Band

A

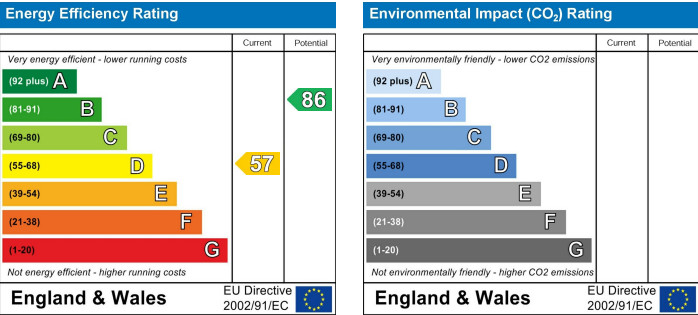
Location

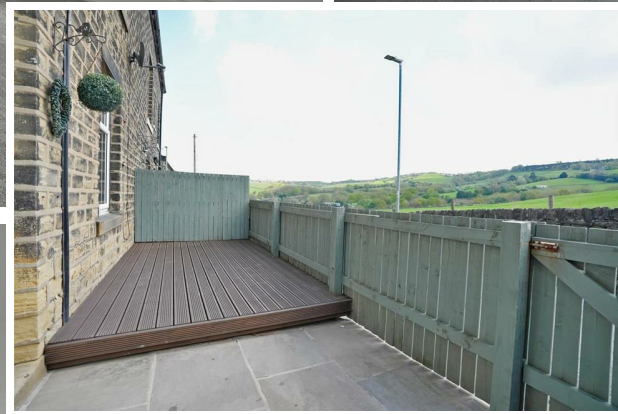
To find the property, you can download a free app called What3Words which every 3 metre square of the world has been given a unique combination of three words.

The three words designated to this property is:
songs.bike.rested

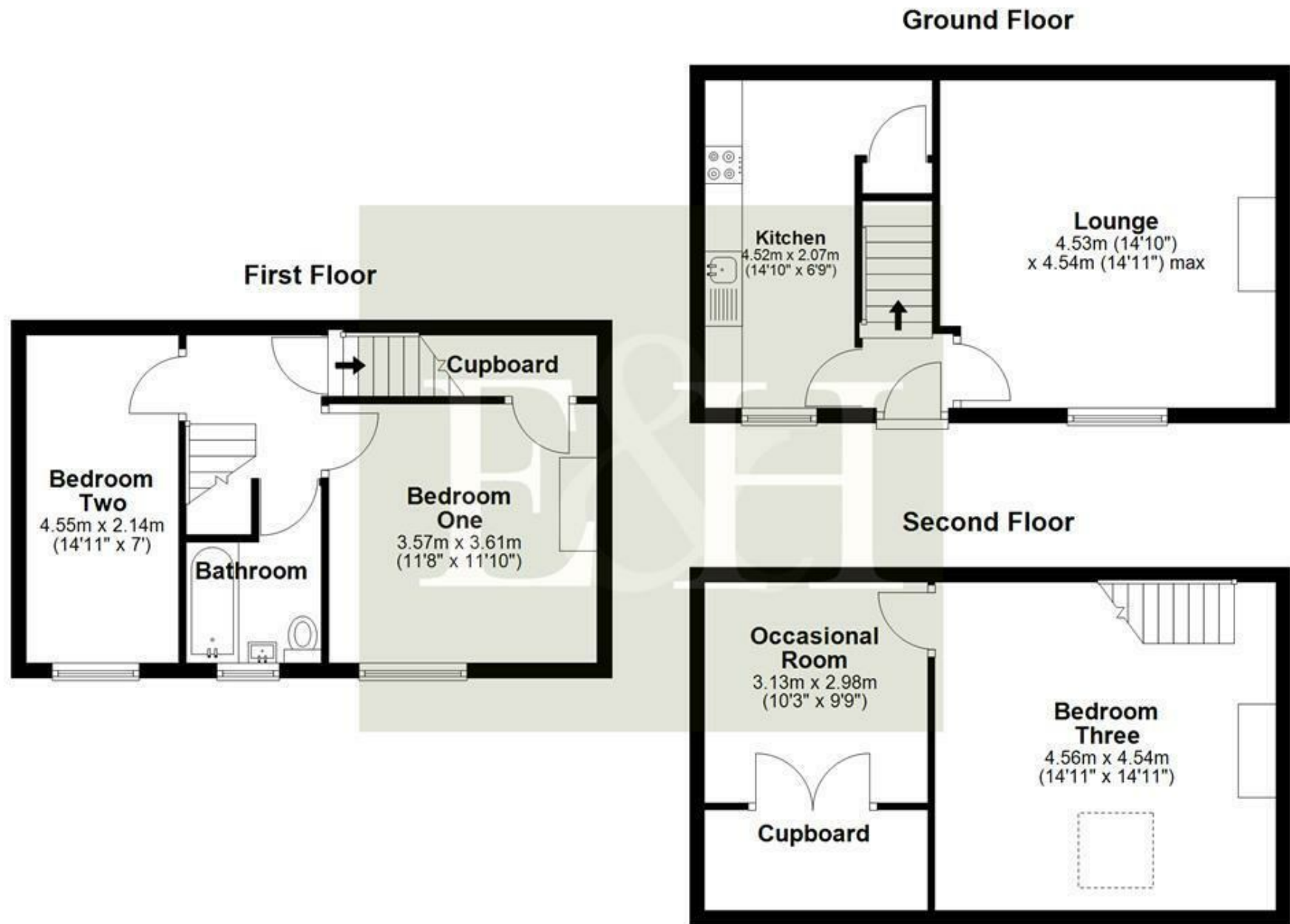
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All measurements are approximate and for display purposes only
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