



Pennine Road

Dewsbury, WF12 7AP

Offers Over £220,000



Take a look at this deceptively spacious three bedroom semi detached bungalow in a popular location off Sugar Lane. This property has an abundance of family living space that growing families many may would require. The property consists of side entrance, kitchen lounge with open aspect views overlooking Dewsbury town and the Pennines, dining room, kitchen with concealed appliances, and a downstairs bedroom, with two further bedrooms and house bathroom on the first floor. The property offers secure off street parking as well as a further lower level workshop with pit area, which is ideal for those with a keen interest in motor vehicle restoration or require a storage/workshop for those self employed DIY enthusiasts or heating engineers wanting extra storage away from the main residence.

The property has well presented front garden and large rear enclosed garden, which is ideal for those families who want a larger garden normally not associated with a bungalow. Located close to all amenities such as schools, shops, supermarkets and a short distance from town centre. The motorways are only a short distance away M62(J28) and M1(J40). A property that simply must be viewed to appreciate this family home and including the large rear gardens and outbuildings.



SIDE ENTRANCE

double glazed door. Radiator. Vinyl floor covering. Gives access to

KITCHEN 8'0" x 13'11" (2.45m x 4.26m)

L Shaped kitchen with a range of high & low level wood effect fronted units with granite effect roll top work surface, tiled splashbacks. Inset stainless steel four ring gas hob with stainless steel canopy hood over, multi function electric oven under work surface. Inset stainless steel sink with mixer tap & drainer. Concealed space with plumbing for washing machine, freezer & fridge. Vinyl floor covering. Two double glazed windows.

INNER HALLWAY

LOUNGE 11'2" x 17'3" (3.41m x 5.28m)

Wood burning stove fire with marble hearth & back in wood surround. Two wall light points. Coving. Radiator. Sliding patio door.

DINING ROOM 7'7" x 13'1" (2.33m x 4.01m)

Double glazed window and radiator with open staircase leading to first floor

BEDROOM 3 9'3" x 9'5" (2.82m x 2.89m)

Having a double glazed window and fitted radiator and fitted wardrobes to one side.

LANDING

Providing access to two further bedrooms and family bathroom.

BEDROOM 1 11'8" x 9'10", 164'0" (3.56m x 3,50m)

Having a double glazed window and fitted radiator and benefitting with far reaching views across the town centre towards the Pennines.

BEDROOM 2 8'3" x 8'1" (2.52m x 2.48m)

Having a double glazed window and fitted radiator and benefitting with far reaching views across the town centre towards the Pennines.

FAMILY BATHROOM

L shaped bathroom with white suite of rectangular panelled bath with shower screen with shower attachment and further overhead rain shower, low level w.c. pedestal wash hand basin, tiled splashbacks. radiator. Down lighters. frosted double glazed window.

GARDENS

To the front of the property there is a tarmac drive with lawn, flower & shrub borders aside. Tarmac driveway down the side of the property providing off road parking. A paved patio with steps down to enclosed large rear garden enjoying views towards the Pennines, additional store area to the far end of the garden and the garden

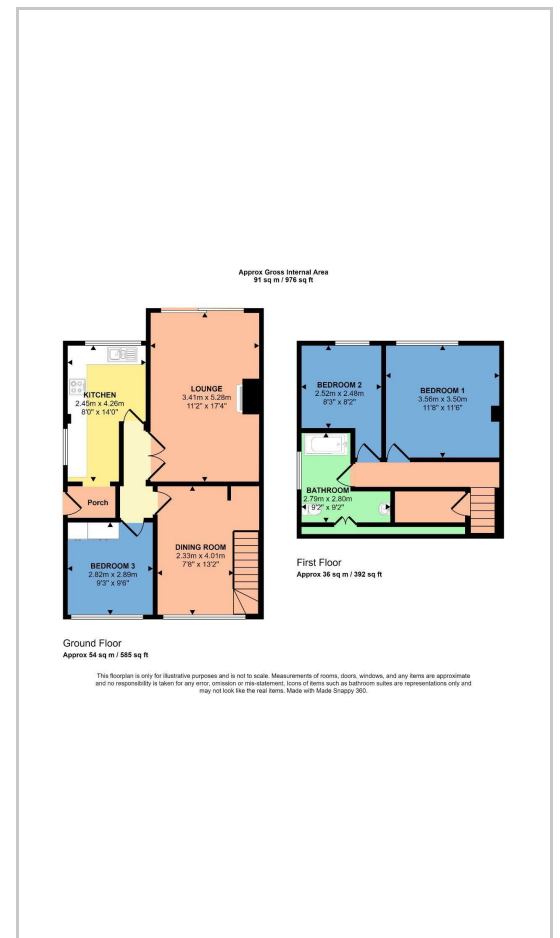
OUTBUILDING/WORKSHOP

Store area off under the parking, suitable for a variety of uses for those have a keen interest in car restoration or perhaps clients looking for a workshop/storage who work on a self employed basis and require additional storage away from the main residence.

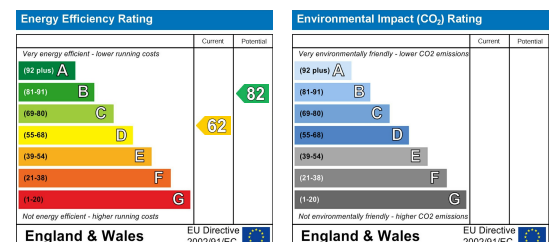
Area Map



Floor Plans



Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

32-34 Market Place, Dewsbury, West Yorkshire, WF13 1DL

Tel: 01924 663222 Email: dewsbury@hunters.com <https://www.hunters.com>