





## welcome to

## **Hard Ings Road, Keighley**

Two-bedroom terraced home offers an exciting opportunity for first-time buyers and savvy investors alike. Whether you're seeking your next buy-to-let venture or a rewarding renovation project, this property ticks all the boxes.





Situated within close proximity of Keighley Town centre, this two bedroom terrace would suit first time buyers or investors alike. The property benefits from a spacious living/ kitchen, cellar excellent for additional storage space, one double bedroom on the first floor followed by a family bathroom. Completing the property is a spacious attic bedroom. Externally the property comprises of on street parking.

#### Cellar

12' 3" Max x 12' 7" Max ( 3.73m Max x 3.84m Max )

#### **Kitchen Lounge**

20' 4" Max x 12' 1" Max ( 6.20m Max x 3.68m Max )

#### **Bedroom 1**

20' 4" Max x 12' 2" Max ( 6.20m Max x 3.71m Max )

#### **Bedroom 2**

13' 3" Max x 12' 2" Max ( 4.04m Max x 3.71m Max )











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## Hard Ings Road, Keighley

- Two Double Bedrooms
- Spacious Living Kitchen
- Ideal Investment Opportunity
- Close to Local Amenities
- Cellar

Tenure: Freehold EPC Rating: E

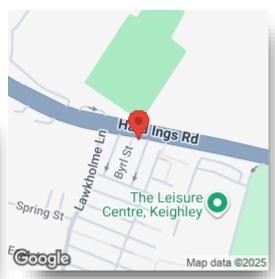
Council Tax Band: A

# £100,000









Please note the marker reflects the postcode not the actual property

### view this property online holroydsestateagents.co.uk/Property/KEI103771



Property Ref: KEI103771 - 0002 1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.





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