



Davies Properties



7 Moorcroft Avenue

Oakworth, Keighley, BD22 7NE

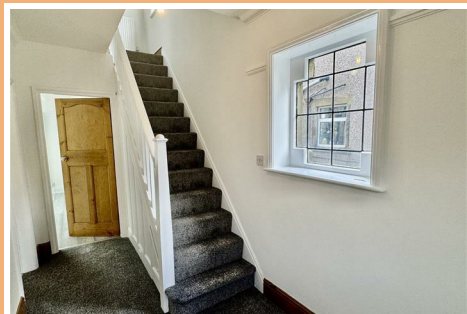
Offers In The Region Of £225,000



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This beautifully presented three-bedroom semi-detached home is perfect for families, first-time buyers, or anyone looking for a move-in-ready property in a well-connected and desirable residential area.

Tucked away in a popular neighbourhood with excellent access to local schools, shops, and transport links into the town centre, this spacious home has been tastefully redecorated throughout and benefits from brand-new carpets — offering a fresh, modern interior that's ready for immediate enjoyment.

The ground floor features a bright and welcoming lounge, ideal for cosy evenings in, and a generous open-plan kitchen/dining space — perfect for family mealtimes or entertaining friends. A handy downstairs W/C and direct access to the integral garage add practicality for everyday life.

Upstairs, you'll find three well-proportioned bedrooms, offering plenty of space for growing families or those working from home. A sleek and modern family bathroom completes the first-floor layout.

Outside, the property offers low-maintenance living, with a neat rear garden that's ideal for children, pets, or simply relaxing in the sun. The front provides off-road parking via a private driveway, leading to a useful single garage.

Further benefits include gas central heating and uPVC double glazing throughout, ensuring comfort and energy efficiency all year round.

This is a fantastic opportunity to secure a smart and spacious home in a great location. Properties of this quality don't stay on the market for long — early viewing is strongly advised.

GROUND FLOOR

Entrance Hall

14'1" x 6'1" (4.29m x 1.85m)

With a uPVC double glazed entrance door, a wood framed single glazed 'feature' leaded window to the side elevation, central heating radiator, coving to the ceiling and stairs leading off to the first floor.

Living Room

13'5" x 12'2" (4.09m x 3.71m)

With a uPVC double glazed bay window to the front elevation, inglenook style fireplace with electric wood-burner effect stove, central heating radiator, picture rail and coving to the ceiling.

Dining Kitchen

13'4" x 18'8" (4.06m x 5.69m)

An open-plan living space with a range of modern high-gloss wall and base units with laminate work-surfaces over, integrated single electric oven, electric hob, extractor over, integrated dishwasher and 1½ bowl resin sink unit. Laminate effect vinyl floor covering, two central heating radiators, uPVC double glazed windows to the side and rear elevations and uPVC entrance door leading out to the side elevation. Useful under-stairs storage pantry.

W/C

5'11" x 2'6" (1.80m x 0.76m)

With a W/C, corner sink unit, heated chrome towel rail, recessed spotlights to the ceiling and laminate effect vinyl floor covering.

Integral Garage

13'2" x 12'6" (4.01m x 3.81m)

With 'up & over' door, light & power, wall-mounted combi-boiler and plumbing for a washing machine.

FIRST FLOOR

Landing

10'0" x 6'1" (3.05m x 1.85m)

With a uPVC double glazed window to the side elevation.

Bedroom 1

13'5" x 12'2" (4.09m x 3.71m)

With a uPVC double glazed window to the front elevation, central heating radiator and picture rail.

Bedroom Two

12'10" x 12'2" (3.91m x 3.71m)

With a uPVC double glazed window to the rear elevation, central heating radiator, picture rail and useful built-in storage cupboards.

Bedroom Three

8'6" x 6'1" (2.59m x 1.85m)

With a uPVC double glazed window to the front elevation, central heating radiator and loft-hatch.

Bathroom

7'10" x 6'1" (2.39m x 1.85m)

With a uPVC double glazed window to the rear elevation, white three-piece suite comprising of panelled bath with electric shower over, vanity wash-basin unit and low flush W/C. Tiled splash-backs and heated chrome towel rail.

EXTERIOR

To the front of the property is a tarmac drive leading down the side of the property to an integral garage, providing useful off-road parking for several vehicles. To the rear of the property is a tiered low maintenance garden.

ADDITIONAL INFORMATION

~ Council Tax Band: C

~ Tenure: Freehold

~ Parking: Driveway and integral garage

~ Broadband - according to the Ofcom website there is 'Standard', 'Superfast' and 'Ultrafast' broadband available.

~ Mobile Coverage - according to the Ofcom website there is 'likely' outdoor mobile coverage from at least four of the UK's leading providers.



Road Map



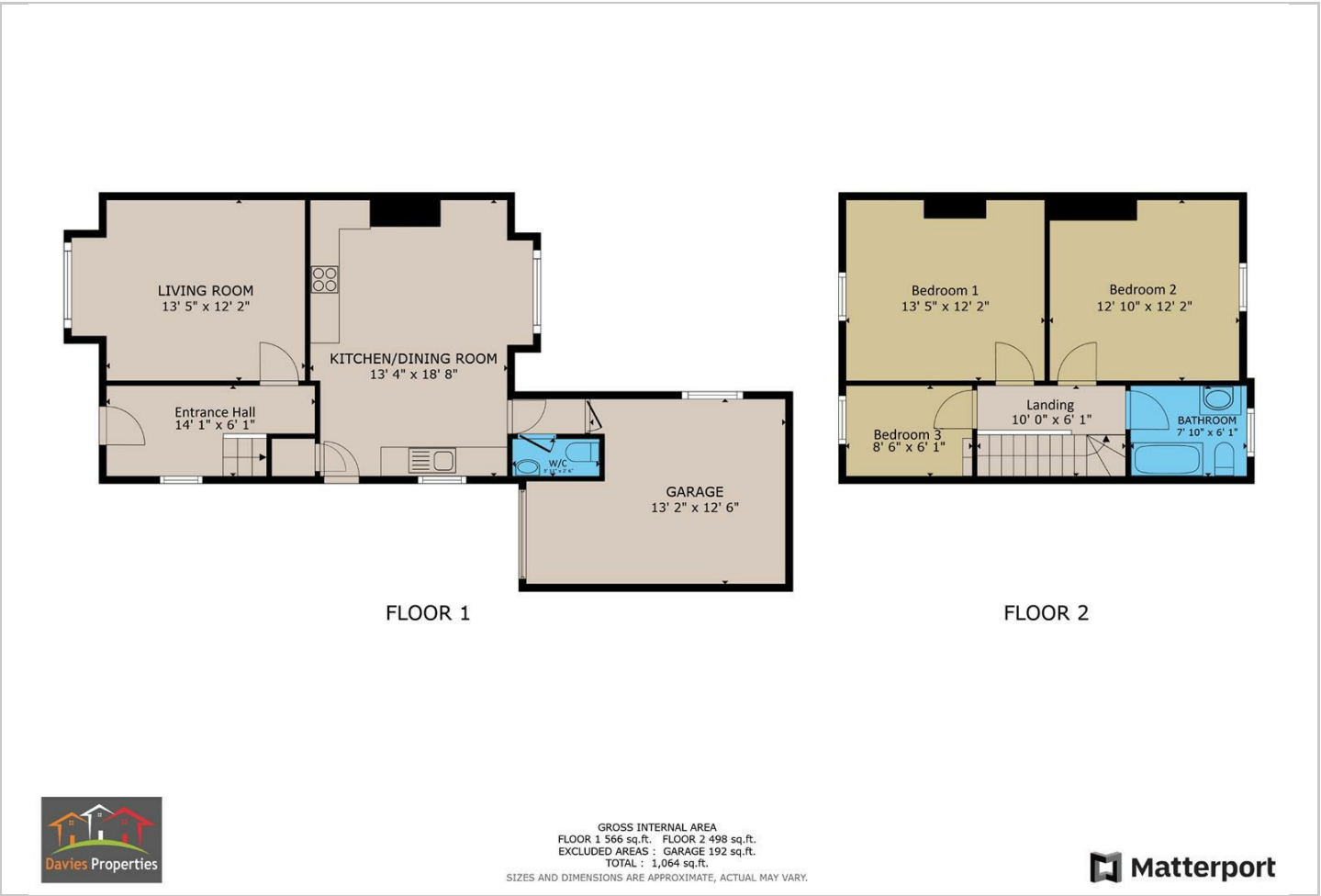
Hybrid Map



Terrain Map



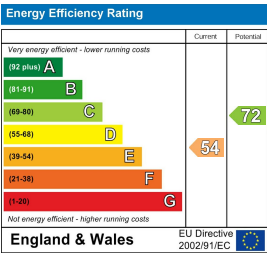
Floor Plan



Viewing

Please contact our Davies Properties Sales Office on 01535 872018 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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