



22 Taylor Hill Road

Taylor Hill, Huddersfield, HD4 6HR

A really spacious one bedroom character cottage in this sought after location on the edge of Huddersfield. The property is available with vacant possession having been recently let out and is full of period features including mullion windows, exposed beams, fireplaces and solid fuel stove. Briefly comprises entrance lobby, lounge, dining kitchen and two cellars. To the first floor are the kingsize bedroom and bathroom. Front and rear gardens. Gas central heating.

No Onward Chain £140,000

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- VERY SPACIOUS ONE BEDROOM CHARACTER COTTAGE
- LARGE FARMHOUSE STYLE DINING KITCHEN
- ACCOMMODATION OVER THREE FLOORS
- KINGSIZE BEDROOM AND THROUGH LOUNGE
- LAWNED FRONT GARDEN AND REAR YARD
- NO VENDOR CHAIN

Entrance

Lounge

16'4" x 15'2" (4.98m x 4.62m)

Lower Ground Floor Dining

Kitchen

14'8" x 13'2" (4.47m x 4.01m)

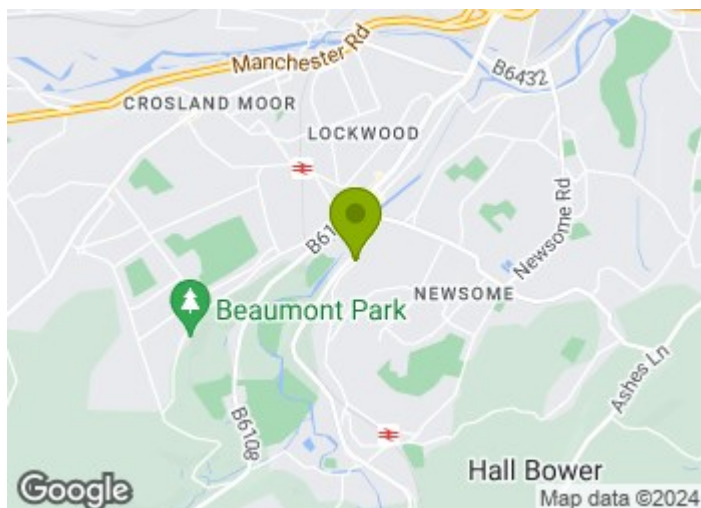
First Floor Landing

Bedroom

16'6" x 10'4" (5.03m x 3.15m)

Bathroom

10'11" x 4'2" (3.33m x 1.27m)

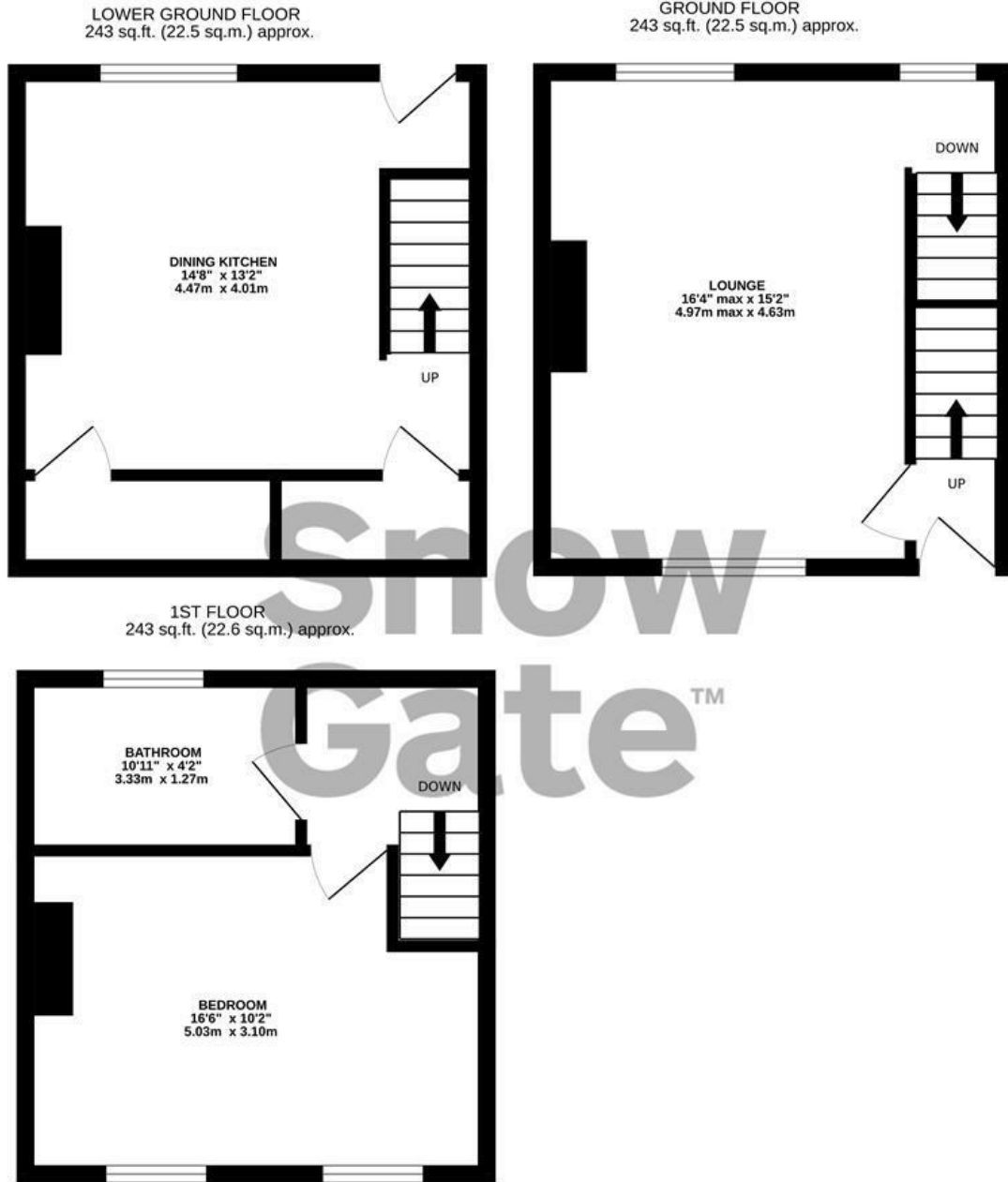


Directions

From Huddersfield take the A616 down Chapel Hill towards Lockwood. At the main crossroad traffic lights continue left on the A616 towards Holmfirth. Follow the road around the first bend and take a left onto Taylor Hill Road where the property can be found on the right hand side opposite the allotments/community garden.



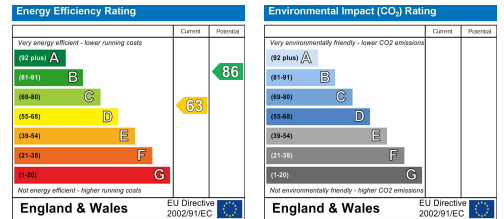
Floor Plan



TOTAL FLOOR AREA : 728 sq.ft. (67.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Snow Gate™

Holmfirth 26 Victoria Street, West Yorkshire HD9 7DE
All Enquiries: 01484 680800

Mirfield 108 Huddersfield Road, West Yorkshire WF14 8AF
All Enquiries: 01924 497801

snowgate.co.uk