



Stonewalls, 56 Broad Lane

Upperthong, Holmfirth, HD9 3XE

A fantastic opportunity to purchase a large five bedroom family home in this wonderful village with breathtaking Holme Valley views. Available with no vendor chain, the property briefly comprises entrance hallway, lounge, snug/family room, playroom, huge living/dining kitchen, downstairs wc and utility/rear lobby. First floor landing, five bedrooms, two with ensembles, family bathroom and large loft with velux. Off road parking, double garage and front and rear gardens.

O.I.R.O £625,000

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- FIVE BEDROOM DETACHED FAMILY HOME IN SOUGHT AFTER VILLAGE
- AMAZING PANORAMIC HOLME VALLEY VIEWS
- HUGE LIVING/DINING KITCHEN WITH BIFOLD DOORS
- THREE GOOD SIZED RECEPTION ROOMS AND TWO EN-SUITES
- OFF ROAD PARKING AND DOUBLE GARAGE
- NO VENDOR CHAIN

Entrance

Lounge

20'0" x 15'3" (6.10m x 4.65m)

Snug/Cinema Room

12' x 9'9" (3.66m x 2.97m)

WC

7'11" x 2'9" (2.41m x 0.84m)

Family Room/Playroom

17'5" x 7'11" (5.31m x 2.41m)

Dining Kitchen

21'7" x 17'5" (6.58m x 5.31m)

Rear Lobby/Utility

10'10" x 6'1" (3.30m x 1.85m)

First Floor Landing

Master Bedroom

14'1" x 11'6" (4.29m x 3.51m)

Ensuite

8'0" x 7'11" (2.44m x 2.41m)

Bedroom 2

11'5" x 10'9" (3.48m x 3.28m)

Second Ensuite

7'10" x 5'8" (2.39m x 1.73m)

Bedroom 3

11'4" x 11'2" (3.45m x 3.40m)

Bedroom 4

12'2" x 8'8" (3.71m x 2.64m)

Bedroom 5

11'11" x 8'3" (3.63m x 2.51m)

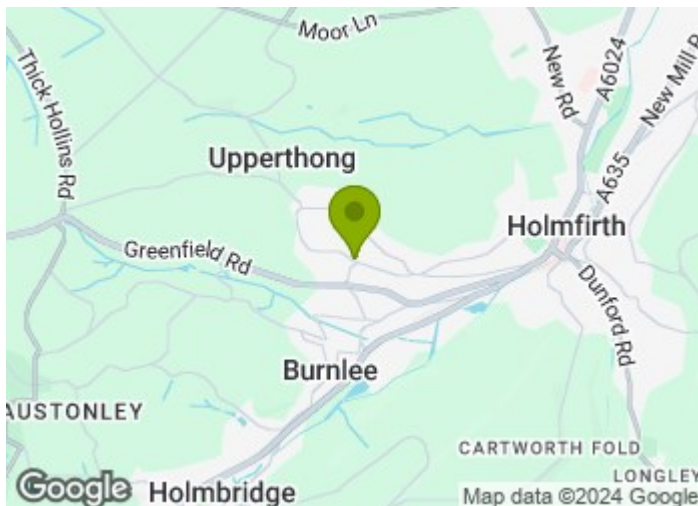
Family Bathroom

7'11" x 7'10" (2.41m x 2.39m)

Garage and Parking

16'0" x 15'6" (4.88m x 4.72m)

Garden

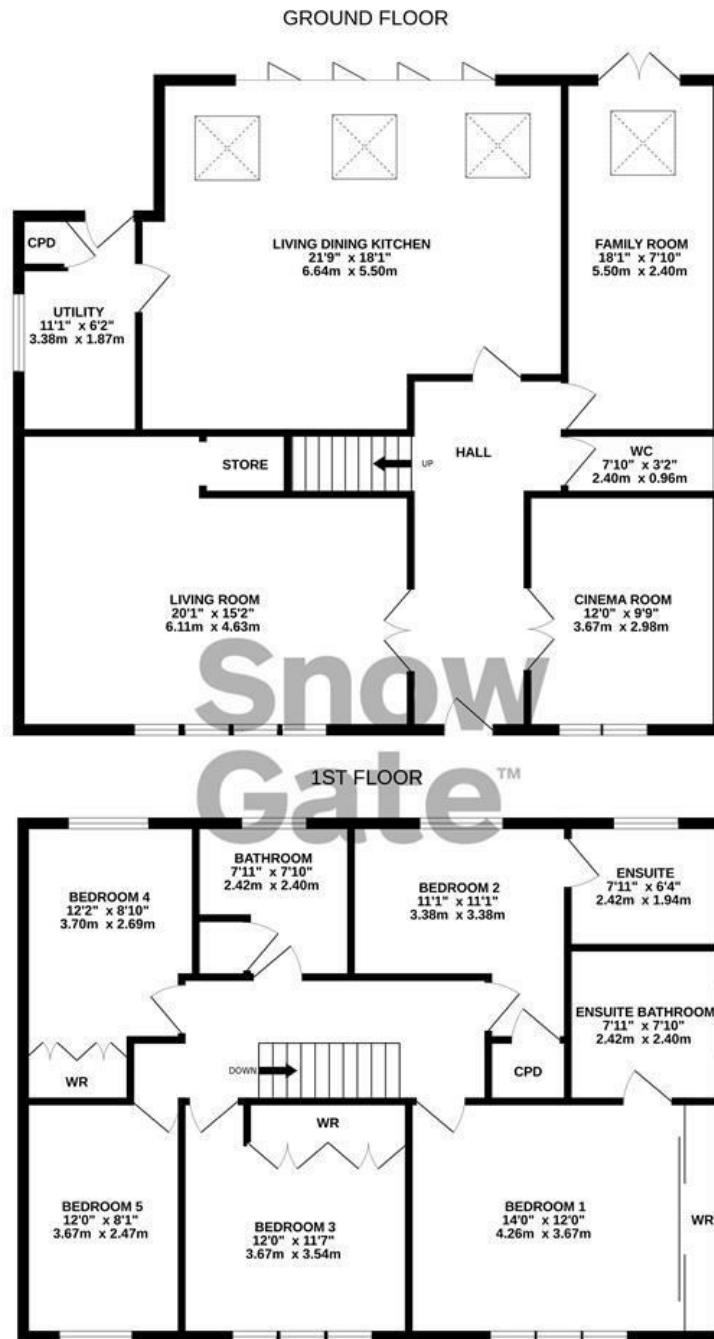


Directions

From Holmfirth take Woodhead Road towards Holmbridge, taking a right onto Upperthong Lane, before reaching Upperthong village bear left onto Broad Lane where the property can be found on the right hand side.



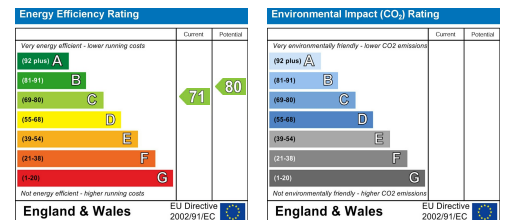
Floor Plan



TOTAL FLOOR AREA : 941 sq.ft. (87.4 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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Estate agency done properly

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