



5 Lower Mill Mews

Meltham, Holmfirth, HD9 5AD

An immaculate three bedroom town house in this sought after rural location with beautiful views convenient for the village centre. Finished to a very high standard with quality fixtures and fittings and tasteful decoration the accommodation briefly comprises entrance hallway, upper ground floor WC, open plan living accommodation and separate utility room. Three first floor bedrooms and a family bathroom. Car port, secure storage and enclosed rear garden.

£300,000

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- STUNNING THREE BEDROOM TOWNHOUSE WITH BEAUTIFUL VIEWS
- GAS CENTRAL HEATING, DOUBLE GLAZING AND UTILITY ROOM
- IMMACULATE THROUGHOUT WITH QUALITY FIXTURES AND FITTINGS
- BEAUTIFUL LOW MAINTENANCE ENCLOSED LEVEL GARDEN
- FLEXIBLE OPEN PLAN LIVING ACCOMMODATION WITH JULIET BALCONY
- TWIN CAR PORT AND SECURE STORAGE

Entrance

Upper Ground Floor

WC/Cloakroom

5'10" x 3'3" (1.78m x 0.99m)

Open Plan Living Accommodation

Dining Area

9'1" x 7'0" (2.77m x 2.13m)

Lounge Area

14'2" x 12'11" (4.32m x 3.94m)

Kitchen Area

9'7" x 8'0" (2.92m x 2.44m)

Utility

5'11" x 5'10" (1.80m x 1.78m)

First Floor Landing

Master Bedroom

13'4" x 10'7" (4.06m x 3.23m)

Bedroom 2

10'3" x 9'1" (3.12m x 2.77m)

Bedroom 3

9'1" x 7'0" (2.77m x 2.13m)

Bathroom

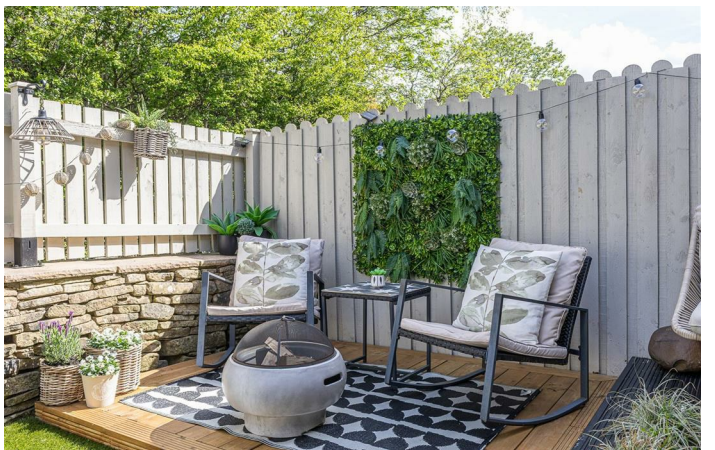
6'7" x 5'6" (2.01m x 1.68m)

Rear Garden

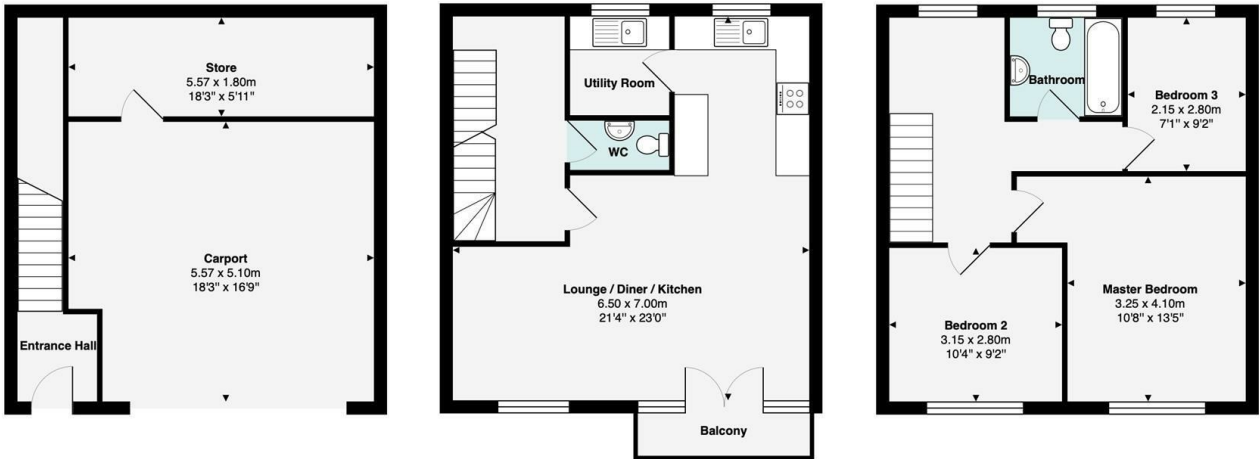
Car Port and Secure Storage



Directions



Floor Plan



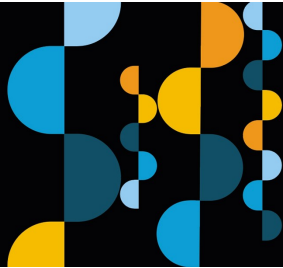
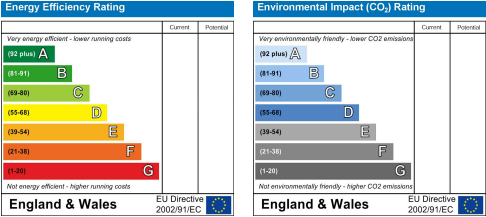
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Total Area: 136.5 m² ... 1469 ft²

Whilst every attempt has been made to ensure the accuracy of the floor plan, measurements of doors, windows and rooms and any other items are approximate and no responsibility is taken for any error, omissions or mis-statement. The plan is for illustrative purposes only and should be used as such.



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.



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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