



Snow Gate™

Estate
agency
done
properly



44 Binns Lane

, Holmfirth, HD9 3JU

FURNISHED: A stunning modern four double bedroom town house in this very sought after location a short walk from Holmfirth centre with garage, off road parking and low maintenance paved garden. Finished to a very high standard with oak floors, solid fuel stove and contemporary fixtures and fittings throughout. Briefly comprises entrance hallway, downstairs WC, open plan lounge, dining room and kitchen, utility area, four kingsize bedrooms, two with ensuite and master with dressing room. Family bathroom. Parking, garage and garden. Available Mid October

£2,000 Per Calendar Month

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- FOUR BEDROOM TOWNHOUSE IN IMMACULATE CONDITION
- OPEN PLAN LIVING/DINING KITCHEN WITH SOLID FUEL STOVE
- FOUR DOUBLE BEDROOMS. TWO WITH ENSUITE AND MASTER WITH DRESSING ROOM
- HIGH QUALITY FIXTURES AND FITTINGS INCLUDING INTEGRAL APPLIANCES
- FULLY FURNISHED THROUGHOUT - AVAILABLE END SEPTEMBER
- GARAGE, OFF ROAD PARKING AND LOW MAINTENANCE PAVED GARDEN
- COUNCIL TAX BAND F
- DEPOSIT/BOND £2000

Entrance

WC/Cloakroom

7'0" x 3'3" (2.13m x 0.99m)

Open Plan Living Space

33'2" x 19'7" (10.11m x 5.97m)

First Floor Landing

Master Bedroom

13'1" x 12'8" (3.99m x 3.86m)

Dressing Room

8'10" x 6'9" (2.69m x 2.06m)

Ensuite

8'6" x 5'10" (2.59m x 1.78m)

Bedroom 2

13'2" x 12'9" (4.01m x 3.89m)

Ensuite

8'3" x 5'10" (2.51m x 1.78m)

Second Floor Landing

Bedroom 3

13'5" x 13'1" (4.09m x 3.99m)

Study

6'1" x 5'8" (1.85m x 1.73m)

Bedroom 4

13'5" x 13'1" (4.09m x 3.99m)

Bathroom

6'6" x 5'10" (1.98m x 1.78m)

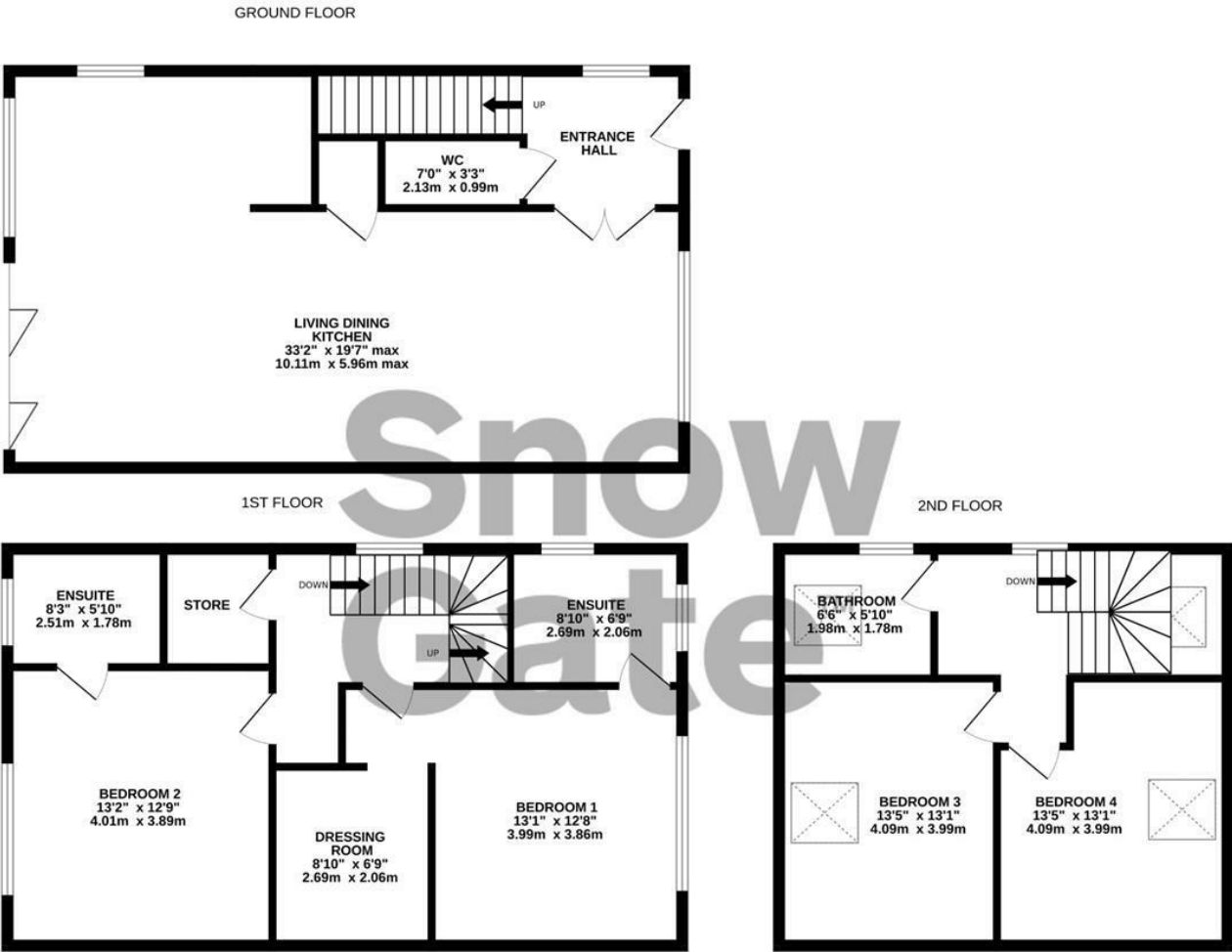
Garden, Off Road Parking and Garage



Directions



Floor Plan



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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