# Peter David

# Properties Ltd

Residential Sales and Lettings



# **Derby Street, Sowerby Bridge**

£795 PCM











Nestled in the charming area of Sowerby Bridge, Derby Street presents an excellent opportunity to move into a delightful three-bedroom terraced house. This property is perfect for families or individuals seeking a comfortable and inviting home in a vibrant community.

As you enter the house, you will be greeted by a warm and welcoming atmosphere. The spacious living areas are designed to provide both comfort and functionality, making it an ideal space for relaxation and entertaining. The well-appointed kitchen offers ample storage and workspace, catering to all your culinary needs.

The three bedrooms are generously sized, each room is filled with natural light, creating a bright and airy feel throughout the home. The layout is thoughtfully designed to ensure privacy and convenience for all occupants.

The location on Derby Street is particularly advantageous, as it is well-connected to local amenities, schools, and transport links, making daily life both convenient and enjoyable.

In summary, this three-bedroom terraced house on Derby Street is a wonderful opportunity for those looking to settle in Sowerby Bridge. Do not miss the chance to make this charming property your new home.

- MID THROUGH TERRACE
- THREE BEDROOMS
- DOUBLE GLAZING
- GAS CENTRAL HEATING
- OFFERED UNFURNISHED
- FRONT AND REAR YARD
- EPC RATING E
- COUNCIL TAX BAND A
- GREAT LOCATION IN SOWERBY BRIDGE





### **Road Map**



## **Hybrid Map**



#### **Terrain Map**

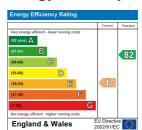


#### **Floor Plan**

### **Viewing**

Please contact us on 01422 366 948 if you wish to arrange a viewing appointment for this property or require further information.

# **Energy Efficiency Graph**





These particulars are for guidance only and do not constitute any part of a contract. No person within the company has the authority to make or give any representation or warranty in respect of the property. All measurements are approximate and for illustrative purposes only. None of the services and fittings or equipment have been tested. These particulars whilst believed to be accurate should not be relied on as statements of fact, and purchasers must satisfy themselves by inspection or otherwise as to their accuracy. Although these particulars are thought to be materially correct their accuracy cannot be guaranteed and they do not form part of any contract.

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