



YORKSHIRE RESIDENTIAL
Sales and Lettings



28 Holdsworth Street

, Cleckheaton, BD19 3DH

£350,000



77 Huddersfield Road | Mirfield | WF14 8BL

T. 01924 501333 E. enquiries@yorkshire-residential.co.uk www.yorkshire-residential.co.uk



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****5 BEDROOM DETACHED**SUBSTANTIAL FAMILY HOME**CLECKHEATON**** Not to be missed is the STUNNING property that is located on the outskirts of CLECKHEATON and has easy access to the M62 motorway and surrounding Towns and Cities. Accommodation comprises of; entrance hallway, 3 reception rooms, kitchen diner, utility, cloaks/ wc, house bathroom, 5 bedrooms master with en-suite. Ample parking to the front and landscaped gardens to the rear.***** Call Yorkshire Residential 01274 606167 to arrange a viewing*****

Ground Floor

Entrance Hall

Open spindle staircase to first floor accommodation. Radiator, inset spotlighting and storage cupboard, Under stairs storage cupboard.

Cloaks/Wc

Two piece suite comprising low level wc and wash hand basin set into vanity unit. Radiator and inset spotlighting.

Lounge

18'8" x 10'7" (5.69m x 3.23m)

Two radiators and inset spotlighting.

Sitting Room/Play Room/Office

9'4" max x 14'8" (2.84m max x 4.47m)

Radiator. French doors open onto Juliet balcony. Views.

Lower Ground Floor

Living Dining Kitchen

19'6" x 17'8" (5.94m x 5.38m)

Modern kitchen with integrated fridge, freezer, microwave, oven, hob, extractor hood and dish washer. Breakfast bar, radiator, inset spotlighting and French doors to rear.

Utility Room

Matching units with plumbing for automatic washing machine. Access to side and radiator.

Cinema/Family Room

8'6" x 17'8" (2.59m x 5.38m)

Inset spotlighting and radiator.

First Floor

Landing

Radiator, stairs to second floor accommodation and inset spotlighting.

Bedroom 2

9'3" x 18'1" (2.82m x 5.51m)

Radiator and views.

Bedroom 3

12'1" x 8'8" (3.68m x 2.64m)

Radiator.

Bedroom 4

8'8" x 8'7" (2.64m x 2.62m)

Radiator.



Family Bathroom

Four piece modern suite comprising low level wc, wash hand basin set into vanity unit, bath and walk-in shower cubicle. Heated towel radiator and inset spotlighting.

Second Floor

Landing

Inset spotlighting.

Master Bedroom

19'1" x 10'7" (5.82m x 3.23m)

Fitted wardrobes with sliding mirrored door fronts, radiator and views.

En-Suite

9'4" x 6'9" (2.84m x 2.06m)

Three piece white modern suite comprising low level wc, wash hand basin set into vanity unit and walk-in shower cubicle. Inset spotlighting.

Bedroom 5

8'7" x 18'1" (2.62m x 5.51m)

Views and inset spotlighting.

Exterior

To the front of the property is a driveway for three cars with large storage under. To the rear is a recently landscaped garden.



Road Map



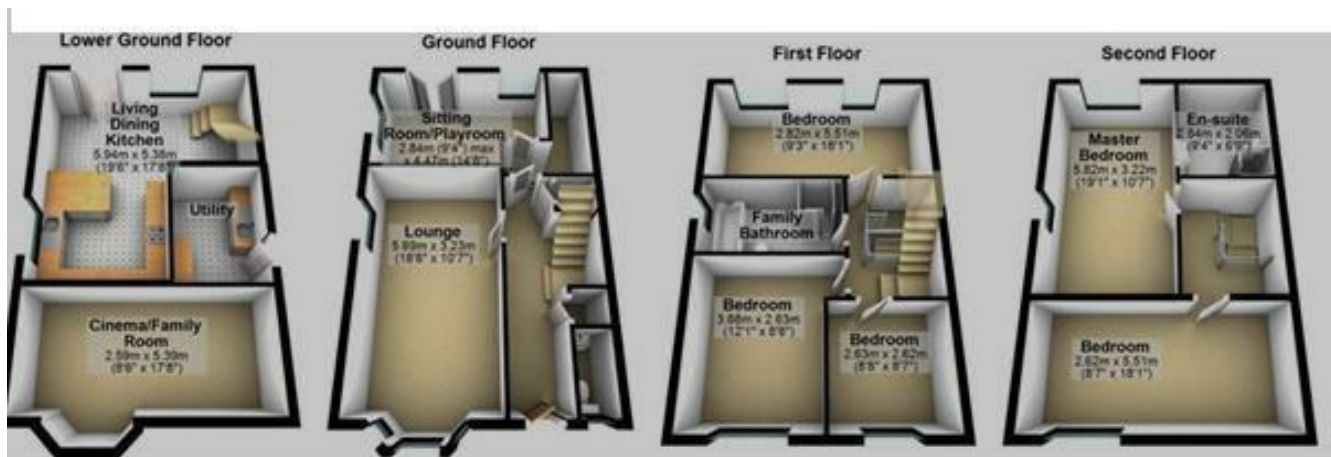
Hybrid Map



Terrain Map



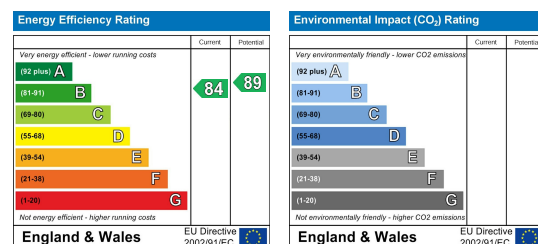
Floor Plan



Viewing

Please contact our Mirfield Office on 01924 501333 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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