

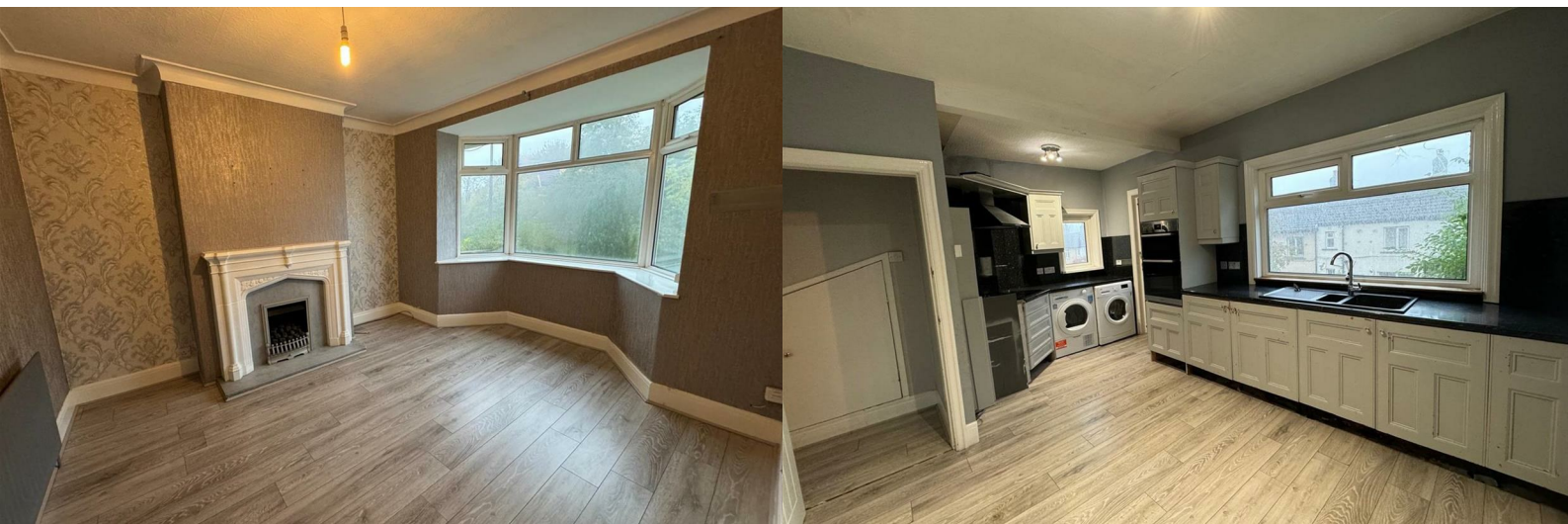
Yorkshire Residential Sales and Lettings  
Hub 26 | Hunsworth Lane | Cleckheaton | BD19 4LN  
T. 01274 606167 E. enquiries@yorkshire-residential.co.uk  
www.yorkshire-residential.co.uk



## 357 Whitehall Road West

Hunsworth, Cleckheaton, BD19 4EE

£150,000



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# 357 Whitehall Road West

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\*\*\*2 Bedroom Semi Detached\*\*\*Plus Study/Office\*\*\*Modernisation

Required\*\*\*Hunsworth\*\*\*

Ideal to first time buyers / investors is this 2 bedroom plus study/office semi detached which is located in the popular area of Hunsworth and has excellent transport links. Modernisation required but can be lived in whilst works are carried out, accommodation which comprises of; entrance hallway, lounge, kitchen diner, 2 first floor double bedrooms plus study / office and house bathroom. Gardens to the front and rear.

\*\*\*\*\*Contact YORKSHIRE RESIDENTIAL 01274 606167 TO ARRANEG A VIEWING\*\*\*\*\*

## Entrance Hallway

Laminate wooden flooring, under stairs storage, open spindle staircase leading to first floor and radiator.

## Lounge

13'5" x 11'7" (4.09m" x 3.53m")

Coal effect gas fire with feature surround. Laminate wooden flooring, radiator and bay window.

## Kitchen Diner

11'2" x 17'6" max (3.40m" x 5.33m" max)

A range of wall and base units, double oven, hob and extractor hood (not tested) Plumbing for automatic washing machine, sink unit set into worktop, laminate wooden flooring and radiator.

## Landing

Access to loft

## Bathroom

3 piece white suite which consists of a low flush wc, pedestal wash hand basin and panelled bath with shower over. Radiator.

## Double Bedroom

11'2" x 11'8" (3.40m" x 3.56m")

Laminate wooden flooring and radiator.

## Double Bedroom

11'4" x 11'8" (3.45m" x 3.56m")

Laminate wooden flooring and radiator.

## Study / Office

5'2" x 5'4" (1.57m" x 1.63m")

Laminate wooden flooring and radiator.

## Exterior

Gardens to the front and rear.



## Road Map



## Hybrid Map



## Terrain Map

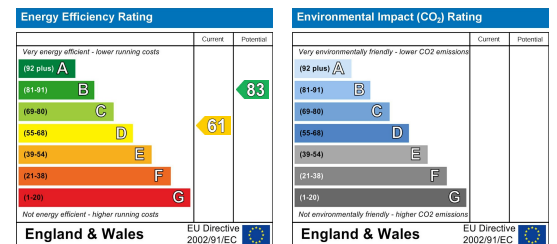


## Floor Plan

## Viewing

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

## Energy Efficiency Graph



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 firm's employment has the authority to make or give any representation or warranty in respect of the property.