



HOME

MARKETING & MANAGEMENT

CLARKE STREET, CALVERLEY LS28 5NH

£209,999



Attractive Stone Built B/B
 2 Double Bedrooms
 Recently Re Furbished
 Open Plan living kitchen
 Contemporary Décor
 Storage Cellar. Tiled bathroom
 Cottage Style Garden
 Sought After Calverley Location
 No Chain
 Suit FTB / Professional Couple

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GENERAL DESCRIPTION

A recently renovated two double bedroom back to back terraced cottage with accommodation to three floors plus cellar situated on a sought after street in the popular village of Calverley. Will be of particular interest to first time buyers and professionals seeking a well-located and well-presented home which benefits from: Upvc double glazing; sprinkler system; modern fitted kitchen units with integral appliances; security alarm; cellar; modern white bathroom; neutral décor and flooring throughout; gas central heating with combination boiler. Offers good commuting access to both Leeds and Bradford as well as access to New Pudsey train station, village pubs; golf courses and schools and an early inspection is recommended to appreciate the style, proportions and location of this charming home.

TENURE

Leasehold

999 year lease

0.48p per year

ROOM MEASUREMENTS

LIVING KITCHEN 17' 10" x 15' 4" (5.44m x 4.67m) max

CELLAR 14' 8" x 2' 7" (4.47m x 0.79m) max

1ST FLOOR STAIRCASE & LANDING 5' 5" x 3' 5" (1.65m x 1.04m)

DOUBLE BEDROOM 1 15' 5" x 10' 2" (4.7m x 3.1m) max

BATHROOM 7' 3" x 6' 0" (2.21m x 1.83m)

2ND STAIRCASE & LANDING 4' 3" x 3' 5" (1.3m x 1.04m)

DOUBLE BEDROOM 2

OPENING HOURS

Pudsey Office

Monday to Friday

Saturday

Sunday & Bank Holidays

8.30am – 5.00pm

9.00am – 1.00pm

Closed

Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C		
55-68	D		
39-54	E	43 E	
21-38	F		
1-20	G		

The graph shows this property's current and potential energy rating.

Details are compiled from observation and information supplied by the vendors. Measurements have been taken with an electronic measure and, whilst believed to be accurate, may be subject to variation or mechanical error. Services and appliances have had only a visual inspection and have not been tested by HomeMM.