



**Spinners Avenue, Scholes Cleckheaton BD19 6AS**

**welcome to**

**Spinners Avenue, Scholes Cleckheaton**

We are delighted to bring to the market this spacious three/four bedroom executive town house located in the sought after location of Scholes. Property has accommodation over the three floors and benefits from downs stairs cloaks, family bathroom and an ensuite.



### **Entrance Hall**

Front elevation with composite door into hallway.

### **Cloakroom**

Located off the living area with low level WC and wash hand basin.

### **Lounge**

13' 6" x 16' 6" ( 4.11m x 5.03m )

Open plan lounge into kitchen with Bi-folding doors to the rear, storage cupboard with water tank and gas central heating radiator.

### **Kitchen**

10' 3" x 10' 1" ( 3.12m x 3.07m )

Modern fitted kitchen with a range of base and wall units incorporating stainless steel sink and drainer with work surfaces. Built in electric oven and gas hob, integral dishwasher and washing machine. Pantry storage with units and window to the front.

### **Dining Room/ Bed Four**

10' 3" x 14' 6" ( 3.12m x 4.42m )

Located on the first floor with window to the front and gas central heating radiator.

### **Landing**

#### **Bedroom One**

10' 3" x 12' 1" ( 3.12m x 3.68m )

With window to the rear and gas central heating radiator.

#### **Ensuite**

Modern fitted three piece suite comprises shower cubicle, wash hand basin and low level WC.

#### **Bedroom Two**

11' 11" x 13' 7" ( 3.63m x 4.14m )

With window to the front and gas central heating radiator.

#### **Bedroom Three**

12' x 9' 5" ( 3.66m x 2.87m )

Located on the second floor with window to the rear and gas central heating radiator.

### **Bathroom**

Modern three piece suite comprises panel bath with rain forest head shower over and shower screen, central tap and shower extension, wash hand basin set in vanity unit and WC with hidden cistern.

### **Outside**

To the front there is a driveway and at the rear enclosed lawn garden and patio area.



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## Spinners Avenue, Scholes Cleckheaton

- Three/Four Bedroom
- Town House
- Cul-De-Sac Position
- Off Road Parking
- Offers in the region of £250,000

Tenure: Freehold EPC Rating: C

offers in the region of

**£250,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
BDF114683 - 0005

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