



Norristhorpe Lane, Liversedge WF15 7AL

welcome to

Norristhorpe Lane, Liversedge

Guide Price £335,000 - £350,000 LOOKING FOR YOUR FOREVER A READY-MADE FAMILY HOME WITH WELL-PROPORTIONED LIVING SPACE INSIDE AND OUT IN THE EVER POPULAR LOCATION OF NORRISTHORPE LANE, LIVERSEDGE? THEN YOUR SEARCH IS OVER!!



Entrance Lobby

Double glazed lead effect window and door to front, gas central heating radiator and laminate flooring. Spotlights to ceiling and stairs to first floor landing.

Reception One

17' 9" x 13' 2" (5.41m x 4.01m)

Double glazed lead effect windows to front and side, two gas central heating radiators and TV point. Detailed coving to ceiling.

Reception Two

18' x 10' 9" (5.49m x 3.28m)

Double glazed lead effect window to front and rear, gas central heating radiator and laminate flooring. Detailed coving to ceiling, telephons and TV points. Fitted white gloss media wall and storage. Open to conservatory.

Conservatory

14' 3" x 8' (4.34m x 2.44m)

Of part Upvc construction. Double glazed windows to front, rear and sides. Wall lights, laminate flooring and gas central heating radiator. Pitched roof. Double glazed doors to garden.

Kitchen

10' 2" x 9' 9" (3.10m x 2.97m)

Modern fitted white gloss kitchen with a range of wall and base units, complementary work surfaces and Upvc splashbacks. Stainless steel sink drainer with mixer tap. Five ring gas hob, double electric oven and wall mounted cooker hood. Integrated washing machine, dishwasher, fridge and freezer. Wall mounted boiler and double glazed lead effect windows to side.

Ground Floor Shower Room

Double shower cubicle with wall mounted shower, vanity wash hand basin with mixer tap and storage below. Ladder style radiator, tiled walls and floor where visible. Double glazed lead effect window to rear.

Inner Hallway

Laminate flooring, understairs storage cupboard.

First Floor Landing

Access to loft space, built in storage cupboard and doors to first floor accommodation.

Bedroom One

13' 4" x 10' 7" (4.06m x 3.23m)

Double glazed lead effect window to front, fitted wardrobes with overhead storage to three walls. Gas central heating radiator. Feature panelling to walls and ceiling.

Bedroom Two

11' x 10' 6" (3.35m x 3.20m)

Double glazed lead effect window to front, fitted wardrobes to one wall and feature panelling to one wall. Gas central heating radiator and TV point.

Bedroom Three

11' 8" x 8' 2" (3.56m x 2.49m)

Double glazed lead effect window to side, fitted wardrobes to one wall and gas central heating radiator.

Bedroom Four

10' 3" x 8' 4" (3.12m x 2.54m)

Double glazed lead effect window to side and gas central heating radiator.

Family Bathroom

Double glazed lead effect window to rear. Tiled bath with mixer tap and shower attachment, wash hand basin with mixer tap and WC. Gas central heating radiator, built in storage cupboard and tiled walls where visible.

Exterior

The property sits on a good sized plot, with wrap around gardens. The front and rear gardens have been lawned. Side garden laid with imprinted concrete as well as imprinted concrete driveway providing off parking for multiple vehicles. Outside lighting and water tap. Plant and borders.

Double Detached Garage

18' 1" x 15' 6" (5.51m x 4.72m)

Benefiting from an up and over door. Power and light. Double glazed patio door to garden.



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welcome to

Norristhorpe Lane, Liversedge

- Guide Price £335,000 - £350,000
- Four Double Bedroom Detached Family Home
- Two Reception Rooms, 14ft Conservatory

Tenure: Freehold EPC Rating: C

guide price

£335,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
DWS116583 - 0008

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