



Healds Road, Dewsbury WF13 4HU

welcome to

Healds Road, Dewsbury

Situated on the ever-popular Healds Road and retaining many original features is this three bedroom character property situated close to all amenities, schooling and town centres. Sure not to be on the market long.... View today!



Entrance Porch

Stained glass timber door to front, window to front and door to hallway.

Entrance Hallway

Stained glass timber door to front and dado rail. Coving and cornicing to ceiling. Gas central heating radiator and doors to ground floor accommodation.

Lounge

16' 6" x 14' 4" (5.03m x 4.37m)
Double glazed bay window to front, stained glass feature. Picture rail, coving to ceiling and ceiling rose. Gas central heating radiator, telephone point. Wall mounted gas fireplace with wooden surround, tiled inlay and hearth.

Dining Room/ Reception Two

15' 9" x 14' 3" (4.80m x 4.34m)
Double glazed window to rear, gas central heating radiator, telephone and TV points. Coving to ceiling, picture rail and ceiling rose. Wall mounted gas fire with wooden surround, tiled inlay and hearth.

Kitchen

11' 4" x 7' 7" (3.45m x 2.31m)
Fitted kitchen with range of wall and base units, under unit lighting and complementary work surfaces. Stainless steel sink drainer with mixer tap. Space for free standing oven and hob, Wall mounted cooker hood. Space for washing machine, wall mounted boiler. Tiled walls and floor where visible. Timber door to rear, double glazed window to rear and gas central heating radiator. Walk in pantry perfect for storage.

Downstairs Shower Room

Concealed shower enclosure with wall mounted shower over, wash hand basin with splashback tiling. WC, gas central heating radiator and double glazed window to rear.

First Floor Landing

Ceiling rose, part paneling to walls and dado rail. Picture rail, doors to accommodation and doors to loft access. Built in storage cupboard which the current vendors use as a home office.

Bedroom One

14' 4" x 12' 1" (4.37m x 3.68m)
Double glazed window to rear, gas central heating radiator and picture rail. Two ceiling roses and feature fireplace to one wall.

Bedroom Two

13' 9" x 9' 9" To Wardrobe (4.19m x 2.97m To Wardrobe)
Double glazed window to front with stained glass feature. Gas central heating radiator, coving to ceiling and fitted wardrobes to one wall.

Bedroom Three

10' 8" x 6' 7" (3.25m x 2.01m)
Double glazed window to front with feature stained glass, coving to ceiling and ceiling rose. Gas central heating radiator.

Family Bathroom

Double glazed window to rear. Wood paneled bath with hot and cold taps and wall mounted shower over. Wash hand basin with hot and cold taps. Gas central heating radiator and tiled walls.

Separate Wc

Double glazed window to rear, WC and part tiled walls.

Exterior

To the front of the property there is a well established, maintained tiered garden stocked with plants and shrubs. The larger than average enclosed rear garden has a sitting area perfect for relaxing or entertaining on. Further lawned and paved garden with plants and shrub borders. Brick built outhouse perfect for storage or turning into home office/ gym.

Please Note

It is our understanding that the Property is not registered at the Land Registry which is the case with a significant proportion of land across England and Wales. Your Conveyancer will take the necessary steps and advise you accordingly.



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welcome to

Healds Road, Dewsbury

- Three Bedroom Mid Terrace
- Two Reception Rooms
- Downstairs Wc & Shower room
- Front and Rear Gardens
- NO CHAIN

Tenure: Freehold EPC Rating: D

£225,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
DWS116437 - 0005

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