



Bennett Lane, Dewsbury WF12 7DX

welcome to

Bennett Lane, Dewsbury

***Guide Price £260,000 - £270,000 *** Immaculate, three bedroom semi-detached property with 19ft kitchen diner, three double bedrooms with the master having an en-suite, Lounge with a bay window, plenty of parking with a detached garage and rear garden!



Entrance Hallway

Double glazed composite door to front, wood flooring, gas central heating radiator and telephone point. Understairs storage cupboard housing the boiler and stairs to first floor landing.

Lounge

14' 1" To Bay x 12' 6" (4.29m To Bay x 3.81m)
Double glazed bay window to front, gas central heating radiator and TV point. Wood flooring.

Kitchen Diner

19' 4" MAX x 12' 5" (5.89m MAX x 3.78m)
Modern fitted kitchen with a range of wall and base units, complementary work surfaces. 1 & 1/2 bowl sink drainer. Electric hob, electric oven and wall mounted cooker hood. Integrated fridge freezer and plumbing for washing machine and dishwasher. Breakfast bar, gas central heating radiator and double glazed window to side. Composite door to garden and double glazed French doors to garden.

First Floor Landing

Double glazed window to side, access to loft space and doors to first floor accommodation.

Bedroom One

12' 6" MAX x 12' 6" MAX (3.81m MAX x 3.81m MAX)
Double glazed window to rear, fitted wardrobes to one wall and door to en suite shower room. Gas central heating radiator.

En Suite Shower Room

Shower cubicle with concealed shower unit, floating wash hand basin with mixer tap and WC. Extractor fan, spotlights to ceiling and splashback walls where visible.

Bedroom Two

12' x 11' 3" MAX (3.66m x 3.43m MAX)
Double glazed window to front, gas central heating radiator and fitted wardrobes and drawers to two walls.

Bedroom Three

8' 7" x 6' 5" (2.62m x 1.96m)
Double glazed window to front, gas central heating radiator and fitted wardrobes and over head storage to one wall way.

Family Bathroom

Double glazed window to rear. Tiled bath with mixer tap and concealed shower unit. Floating wash hand basin with mixer tap. WC, extractor fan and chrome ladder style radiator. Spotlights to ceiling, tiled walls and floor where visible.

Exterior

To the front of the property there is a lawned garden with shrub borders, driveway to the side providing off street parking for multiple vehicles with gates leading to the detached garage and rear garden. The enclosed rear garden is low maintenance and is perfect to relax or entertain on with various lawned and timber decked areas. Outside power points and water tap.

Detached Garage

23' 9" x 10' 4" (7.24m x 3.15m)
(Being larger than normal) Benefiting from electric up and over door, power points and lighting. Tiled flooring, wall and base units. Composite door to side.



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Bennett Lane, Dewsbury

- Guide Price £260,000 - £270,000
- Three Bedroom Semi-Detached
- Kitchen/Diner & Lounge With Bay Window
- Driveway & Detached Garage
- VIEW TODAY

Tenure: Freehold EPC Rating: D

guide price

£260,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
DWS116804 - 0003

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