



Croft Court, Mount Lane, Brighouse HD6 3QZ

welcome to

Croft Court Mount Lane,Brighouse

Conveniently placed for Huddersfield, Brighouse and Elland, this two bedroom third floor apartment, ideal as a low-maintenance investment opportunity. Immaculately presented throughout with modern fixtures and fittings, as well as having off-road parking and an intercom system.



Entrance Hall

With an integrated cupboard for storage and housing the electric water heater, with an intercom system and alarm pad. Carpeted and with a loft hatch for access only.

Lounge/Kitchen

13' 1" x 19' 11" into kitchen (3.99m x 6.07m into kitchen)

An open plan room with carpet and a double glazed window overlooking the front, warmed by a radiator.

The kitchen has laminate flooring and a range of fitted units with laminate worktops, a drainer sink, integrated electric hob and oven, integrated undercounter fridge and space for a washing machine. Warmed by a radiator.

Bedroom One

7' 5" x 10' 1" (2.26m x 3.07m)

A spacious bedroom with carpet, a radiator and a double glazed window overlooking the rear.

Bedroom Two

9' 5" x 13' 10" into doorway recess (2.87m x 4.22m into doorway recess)

A second carpeted bedroom with a radiator and a double glazed window to the rear.

Bathroom

The house bathroom has a modern three-piece suite, with a shower over the bath, laminate flooring, a radiator and an extractor fan.

Tenancy

Can be sold with tenant insitu. Currently let out on an assured shorthold tenancy that expires on 14/09/24 at a passing rent of £550 PCM'



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welcome to

Croft Court Mount Lane, Brighouse

- Immaculately Presented Apartment
- Situated In A Quiet, Convenient and Peaceful Location - Close To M62 Networks
- Allocated Off Road Parking
- Ideal As An Investment
- Modern Throughout
- Low Maintenance

Tenure: Leasehold EPC Rating: C

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

£80,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
HDF116943 - 0003

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william h brown



01484 542072



huddersfield@williamhbrown.co.uk



8 Westgate, HUDDERSFIELD, West Yorkshire,
HD1 1NN



williamhbrown.co.uk