

Lavender Court, Netherton, Huddersfield HD4 7LW

welcome to

Lavender Court, Netherton, Huddersfield

Lovely semi-detached bungalow with driveway and garage. Expansive lounge and sunroom leading out to private rear garden with patio and turf. Two beds, 1 bath.













Lounge

10' 11" x 17' 6" (3.33m x 5.33m)

Spacious lounge with grey carpeted flooring, warmed by a central heating radiator and a gas fire. Light and open with a large double glazed window to the front.

Kitchen

8' 10" x 9' 3" (2.69m x 2.82m)

Large kitchen perfect for families, with a double glazed window to the front. Fitted with base and wall units and laminate work tops, with laminate work tops. An integrated electric oven and gas. Pluss space for undercounter washing machine and fridge/freezer.

Conservatory

7' 6" x 8' 11" (2.29m x 2.72m)

Fantastic space with double glazed windows to the front, side and rear. Plus sliding external glass doors at the rear, opening out onto the private garden.

Bedroom One

12' 3" x 10' 10" (3.73m x 3.30m)

Spacious double bedroom with large floor to ceiling fitted wardrobes. carpeted flooring, a double glazed sliding door to the conservatory providing lots of light. Warmed by a central heating radiator.

Bedroom Two

8' 3" x 9' 3" (2.51m x 2.82m)

Good sized bedroom with a double glazed window to the rear. Warmed by a central heating radiator.

Bathroom

Fully tiled bathroom, modern and light with a frosted double glazed window to the side. Fitted with a with walk in shower with glass shower screen, low flush WC and wash hand basin with vanity cupboards. Warmed by a central heating radiator.

External Front Garden

Large front garden with access to rear via a path. with a tarmac driveway, and lawn towards the house. plus access to a single garage.

Rear Garden

Large well kept, rear garden with a lawn and patio area. Featuring established shrubbery surrounding the lawn. Fully enclosed by timber fence.





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Lavender Court, Netherton Huddersfield

- Driveway and garage
- Peaceful and private rear garden
- Spacious lounge and sun room
- Semi-rural location with good transport access.
- Great for downsizers

Tenure: Freehold EPC Rating: D

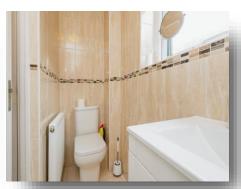
Council Tax Band: C

offers over

£240,000







Elder Grove Cooole Map data @2025

Please note the marker reflects the postcode not the actual property

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would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these and boundaries of the property and other important matters before exchange of contracts.



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