



**Oakenbank Crescent, Huddersfield HD5 8LQ**

**welcome to**

**Oakenbank Crescent, Huddersfield**

Ready to move in to 3 bed end terrace with no onward chain. Space for multiple cars on the road. New fencing and boiler with rear garden backing to woodland. Ideal for first time buyers.



### **Lounge**

13' 10" x 15' 3" ( 4.22m x 4.65m )

Beautifully presented lounge with a double glazed window to the front. Modernly decorated with carpeted flooring, warmed by a gas fire and a central heating radiator.

### **Kitchen**

18' 3" x 7' 9" ( 5.56m x 2.36m )

Good sized kitchen fitted with base and wall units, and laminate work tops. Vinyl tile effect flooring, two double glazed windows to the rear as well as an external door to the garden, and an internal door to the cellar. With space for gas hob and oven, fridge/freezer and under counter washing machine. Warmed by a central heating radiator.

### **First Floor**

First floor landing is carpeted and well presented, with a double glazed window to the side.

### **Bedroom One**

13' x 9' 4" ( 3.96m x 2.84m )

Spacious double bedroom with carpeted flooring, and a double glazed window to the front. Lots of extra storage with integrated cupboards. Warmed by a central heating radiator.

### **Bedroom Two**

8' 11" x 9' 1" ( 2.72m x 2.77m )

Good sized bedroom with a double glazed window to the rear, carpeted flooring and warmed by a central heating radiator.

### **Bedroom Three**

6' 11" x 9' 8" max ( 2.11m x 2.95m max )

Good sized bedroom with a double glazed window to the front, carpeted flooring, and warmed by a central heating radiator.

### **Bathroom**

Spacious family bathroom with tiled walls and vinyl tile effect flooring. fitted with bath over shower, wash hand basin with vanity cupboards, and a low flush WC. Warmed by a central heating radiator with a towel rail over. With a frosted double glazed window to the rear.

### **Wc**

Good sized WC, fully tiled walls and vinyl tile flooring, with a frosted double glazed window to the rear. Fitted with a low flush WC.

### **External**

#### **Front Garden**

Well presented, fully enclosed, lawned front garden.

#### **Rear Garden**

Good sized rear garden fully enclosed by timber fence. With a raised patio area towards the house and flower beds. Access straight into the kitchen via external door. With a gate providing access around the side of the house.



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**welcome to**

## **Oakenbank Crescent, Huddersfield**

- Ideal for first time buyers.
- New boiler & Fencing
- Backing to woodland
- Plenty of on street parking
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Tenure: Freehold EPC Rating: Awaited

offers in the region of

**£140,000**



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
HDF116816 - 0002

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