



Cross Lane, Huddersfield HD4 6DX

welcome to

Cross Lane, Huddersfield

Welcome to this refurbished three-bedroom mid-terrace home, offering a perfect blend of modern comfort, style, and functionality. Thoughtfully renovated throughout, this property is ideal for families, professionals, or anyone seeking a ready-to-move-in home with contemporary finishes.



Lounge

12' 4" x 11' 5" (3.76m x 3.48m)

Spacious lounge with lots of natural light flowing from large double glazed windows to the front. Well presented and decorated to a high standard, with a feature fireplace and wood flooring. Warmed by a central heating radiator. Open to the kitchen area, providing the ideal home for families.

Kitchen

11' 9" x 10' 1" (3.58m x 3.07m)

Larger than average kitchen, immaculately presented. With a feature tile chimney breast, with space for range cooker, fitted with a range of wood base and wall units, steel sink and integral dishwasher. Fitted with continuous wood flooring from the lounge, with a double glazed window to the rear. The kitchen also offers a pantry unit, perfect for extra storage.

Utility Room

4' 10" x 12' 4" (1.47m x 3.76m)

Utility room which boasts extra storage. Fitted with a base unit with plus a steel sink, with space for washing machine and tumble dryer plus fridge/freezer. With a double glazed window to the side and an external door to the rear.

First Floor

Bedroom One

11' 5" x 12' 4" (3.48m x 3.76m)

Immaculate double bedroom with a double glazed window to the front providing lots of natural light. Modern and contemporary, with carpeted flooring and warmed by a central heating radiator.

Bedroom Two

11' 1" x 11' 10" (3.38m x 3.61m)

Well presented, move in ready room. Modern and contemporary, fitted with carpeted flooring and warmed by a central heating radiator. With natural light coming from a double glazed window to the rear.

Bedroom Three

12' 4" x 7' 4" (3.76m x 2.24m)

Another well presented bedroom with a double glazed window to the front. L-shaped, fitted with carpeted flooring and warmed by a central heating radiator.

Bathroom One

Good sized bathroom fitted which is partially tiled, fitted with a walk in shower cubicle, low flush WC and wash hand basin with vanity cupboards underneath..

Bathroom Two

Spacious family bathroom, modern and move in ready. Partially tiled, fitted with a shower over bath with a glass shower screen, low flush WC and wash hand basin. With a double glazed window to the rear.

External Front Garden

Well kept and tidy tiered lawn, with a path leading to the front door. Fully enclosed and set back from the road making the home ideal for families.

Rear Garden

Good sized rear garden with a tiered patio and lawn area, plus a garden shed. Well presented, with established hedges enclosing it.



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welcome to

Cross Lane, Huddersfield

- Three spacious bedrooms
- Located in the highly sought after Newsome
- Open and bright living spaces
- Contemporary kitchen and two well-appointed bathrooms
- Front and rear gardens with on-street parking
- perfect for families with schools nearby

Tenure: Freehold EPC Rating: D

Council Tax Band: A

offers over

£150,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
HDF117209 - 0004

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