



Barcroft Road, Huddersfield HD4 6LD

welcome to

Barcroft Road, Huddersfield

Fantastically spacious terraced home is ideal for those looking to upsize to the popular Newsome Area. This two bedroom home boasts two reception rooms as well as an additional attic room, plus a well kept garden.



Entrance Hall

Carpeted entrance hall warmed by a central heating radiator.

Lounge

16' 4" x 15' 9" (4.98m x 4.80m)

Well presented lounge which is very spacious, fitted with carpeted flooring and warmed by a central heating radiator. With a double glazed window to the side providing ample natural light, plus a glass door leading out into the conservatory.

Kitchen/Diner

8' 7" x 14' 9" (2.62m x 4.50m)

Open plan Kitchen Diner which is a great size, fitted with a range of base and wall units. With space for freestanding appliances such as oven/hob, fridge/freezer and washing machine.

Conservatory

9' 6" x 8' 6" (2.90m x 2.59m)

The conservatory is a real asset to this home, with double glazed windows all around the space is welcoming and bright. With access through to the garden via external door.

First Floor Landing

Carpeted landing which is warmed by a central heating radiator.

Bedroom One

12' 9" x 12' 1" (3.89m x 3.68m)

Spacious double bedroom which is well presented, fitted with carpeted flooring and warmed by a central heating radiator. With lots of natural light from a double glazed window to the front.

Bedroom Two

6' 1" x 9' 5" (1.85m x 2.87m)

Well sized second bedroom which has a double glazed window, carpeted flooring and is warmed by a central heating radiator.

Bathroom

Half tile bathroom which is fitted with an electric shower over bath, low flush WC and wash hand basin. Plus a frosted double glazed window, the space is warmed by a heated towel rail.

Second Floor Attic Room

25' 9" x 9' 5" (7.85m x 2.87m)

Carpeted attic room is very spacious, providing ample space for those looking for a home office or storage solution. Fitted with carpeted flooring, with a double glazed velux window.

External

Externally the property has a well kept low maintenance garden consisting of a lawn and patio, enclosed by timber fence.



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welcome to

Barcroft Road, Huddersfield

- Spacious Rooms Throughout
- Well Kept And Private Garden
- Two Reception Rooms Plus An Attic Room
- Close Proximity to Huddersfield Town Centre And Amenities
- Well Presented Throughout

Tenure: Leasehold EPC Rating: E

Council Tax Band: A Service Charge: Ask Agent

Ground Rent: Ask Agent

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.

£130,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
HDF117877 - 0005

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