



**King Street, Hebden Bridge HX7 6LX**



**william  
h brown**



**welcome to**

**King Street, Hebden Bridge**

After some modernisation, this property could be your ideal family home benefiting from three bedrooms, kitchen/diner, lounge, bathroom and on street parking. Call NOW to arrange a viewing for this property with potential!



## Lounge

14' 4" x 13' 10" ( 4.37m x 4.22m )

The lounge is a generous sized room that benefits from a double glazed window to the front, raised electrical outlets, central heating radiator, gas fireplace and ceiling light point.

## Kitchen/ Diner

11' 3" x 10' ( 3.43m x 3.05m )

The kitchen/diner is another good sized room that benefits from wood effect flooring, wooden wall and base units, tiled splashback, stainless steel sink and drainer, double glazed window to the rear providing ample natural light and lovely views, gas oven and hob, space/plumbing for appliances, space for fridge/freezer, central heating radiator, raised electrical outputs, boiler, storage cupboard, stairs to cellar and ceiling light point. This room will accommodate a dining table and chairs.

## Bedroom One

12' 8" x 8' 3" ( 3.86m x 2.51m )

The first bedroom is a useful space that could be utilised as a study/at home office or additional storage. Benefiting from a central heating radiator, ceiling light point and double glazed window to the rear and en suite.

The en suite benefits from a bath, tiled walls, double glazed frosted window to the rear, wash hand basin, storage cupboard and ceiling light point.

## Bedroom Two

24' 9" x 13' 8" ( 7.54m x 4.17m )

Bedroom two is located in the attic and is generous in size. Benefiting from a ceiling light point, velux skylight, and exposed wooden beams. This room could be made into a wonderful space with ample possibilities.

## Bedroom Three

11' 5" x 11' 3" ( 3.48m x 3.43m )

The third bedroom is a good sized double room that comprises of a double glazed window to the front, ceiling light point and central heating radiator. This room will accommodate a double bed and usual

bedroom furniture.

## W.C

The WC comprises of a ceiling light point, double glazed frosted window to the front and WC.

## External

Externally the property offers on street parking as well as benefiting from new guttering in July 2023.



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welcome to

## King Street, Hebden Bridge

- Attention Investors!!
- Three Bedroom Mid Terrace
- In Need Of Modernisation
- Ideal Location
- Property With Potential

Tenure: Leasehold EPC Rating: D

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.

offers in the region of

**£140,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
SWB107798 - 0007

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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