



16 Marshall Street

Lower Hopton, Mirfield, WF14 8PG

A two bedroom mid terrace house located in the highly desirable village of Lower Hopton and conveniently positioned within walking distance to local amenities including well renowned schools, the town centre and public transport links. Cafes, shops, bars and pubs are also a short walk away. The railway station connects neighbouring towns and cities including; Huddersfield, Leeds and Manchester as well as having a direct line to London. Motorway networks are also within close proximity. Enjoying a spacious rear garden which is mainly flagged, providing an excellent space to sit out and relax! Also having a large timber shed consisting of a workshop, utility and wc. NO CHAIN!

£145,000

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- TWO BEDROOM TERRACE HOUSE
- WITHIN WALKING DISTANCE OF LOCAL AMENITIES & WELL RENOWNED SCHOOLS
- IDEAL FOR FIRST TIME BUYERS
- LARGE, ENCLOSED REAR GARDEN INCLUDING WORKSHOP
- WELL PRESENTED THROUGHOUT
- NO VENDOR CHAIN

Entrance

Kitchen

Cellar

Garden Room

Lounge

First Floor Landing

House Bathroom

Bedroom One

Bedroom Two

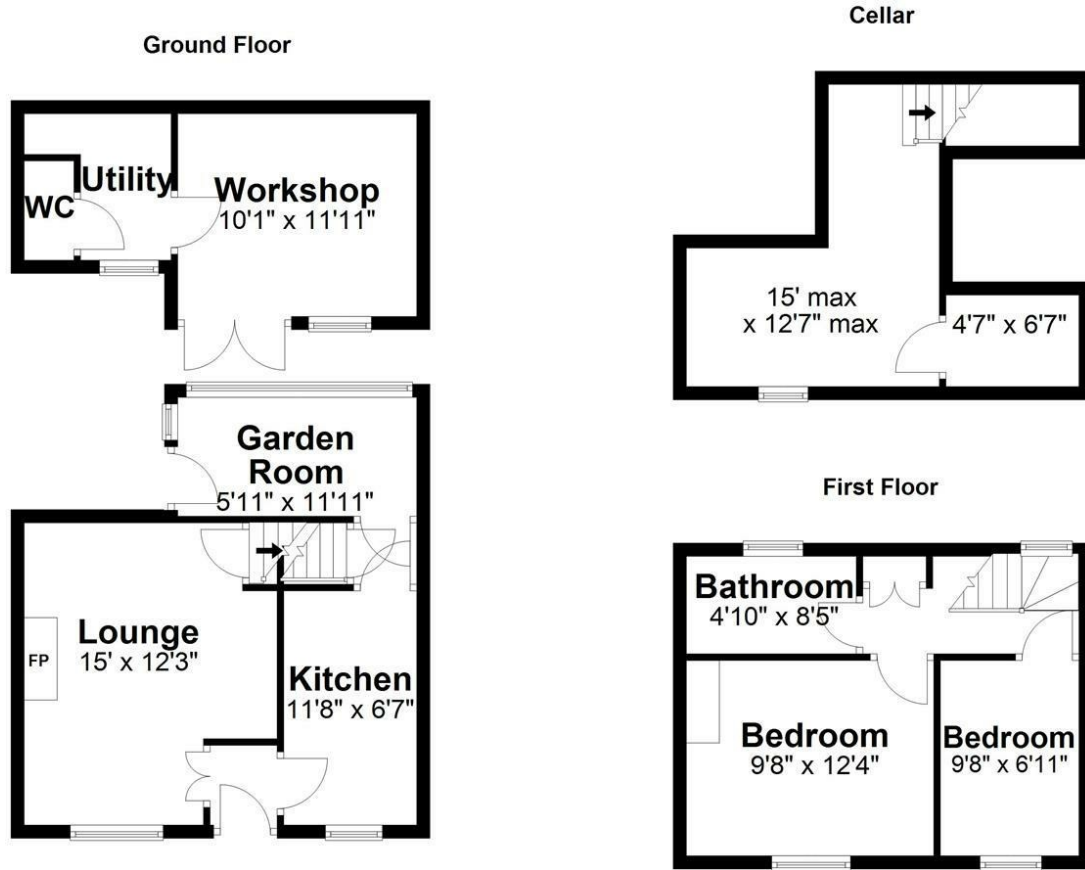
Garden

Workshop/Utility/WC





Floor Plan

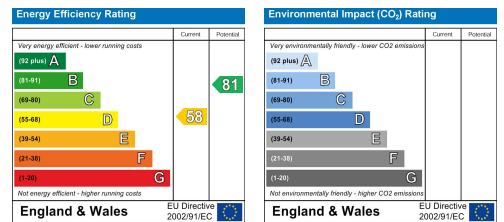


Total area: approx. 1018.4 sq. feet

Sketch Plan For Illustrative Purposes Only. All measurements of walls, doors, windows, fittings, and appliances including their sizes and location are shown conventionally and are approximate only. This cannot be regarded as being a representation either by the Seller, his Agent or DY Energy Assessors Plan produced using PlanUp.

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These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.



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