



## 29 Crowlees Road

Mirfield, WF14 9PJ

A beautifully presented three/four bedroom detached property located in a well regarded part of Mirfield, offering generous and flexible accommodation throughout. Conveniently located within walking distance of the town centre and local amenities including popular schools. The railway station in the centre of town 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. The property sits on a generous plot with a large gated driveway to the front providing plenty of off road parking and lawned area. Set to the rear is a good sized garden which is raised and captures the sun throughout the day with a pergola and patio area. Also having a single garage.

**£425,000**

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Mirfield, WF14 9PJ



- THREE/FOUR BEDROOM DETACHED HOUSE
- CONVENIENTLY LOCATED WITHIN WALKING DISTANCE OF ALL TOWN CENTRE AMENITIES & WELL RENOWNED SCHOOLS
- BEAUTIFULLY PRESENTED THROUGHOUT
- ENJOYING LARGE GARDENS
- HIGHLY REGARDED LOCATION
- GATED DRIVEWAY PROVIDES OFF ROAD PARKING & GARAGE

## Entrance

## Gardens & Garage

## Bedroom Two

## Bedroom Three

## Study/Dressing Room/Bedroom

## Four

## Lounge

## Open Plan Living Kitchen

## Utility

## Bathroom

## Separate WC

## First Floor

## Master Bedroom

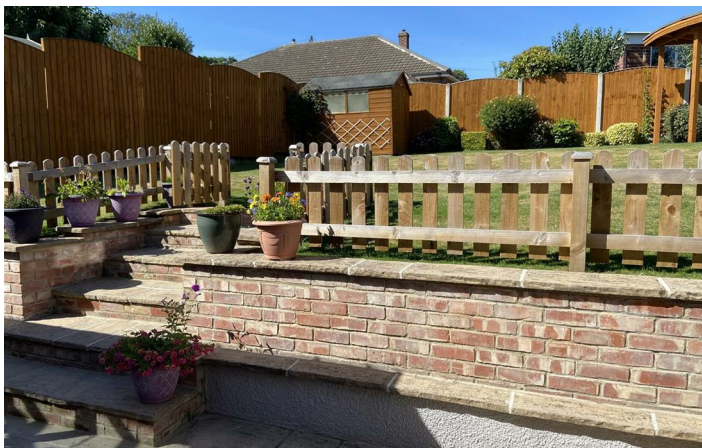
## Ensuite



## Directions

From the centre of Mirfield proceed along Knowl Road and take the first right on Crowlees Road. Keep going along Crowlees Road for approximately 300 yards and no.29 can be found on the left hand side.

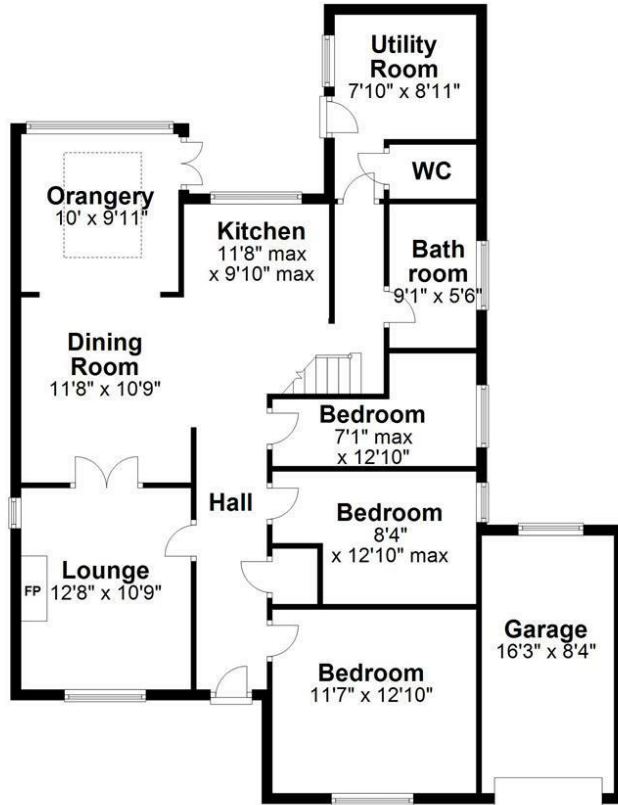




# Floor Plan

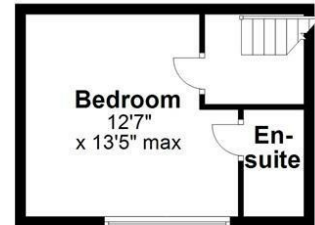
## Ground Floor

Approx. 1253.3 sq. feet



## First Floor

Approx. 222.5 sq. feet

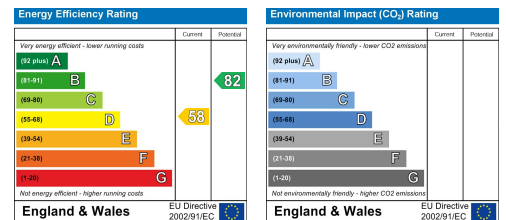


Total area: approx. 1475.8 sq. feet

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.

## 29 Crowlees Road, Mirfield

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