



33 Park Avenue
, Mirfield, WF14 9PB

A three bedroom semi detached property tucked away on a quiet cul de sac, yet conveniently positioned within walking distance of amenities including well renowned schools. The centre of town is also a short walk away as well as the railway station which 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. Set to the front of the property is a large driveway offering plenty of off road parking and leading up to the detached garage. The rear garden is well established consisting of a patio and lawned area with mature borders. NO CHAIN!

£229,950

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- THREE BEDROOM SEMI DETACHED HOUSE
- LARGE DRIVEWAY & DETACHED GARAGE
- CONVENIENTLY POSITIONED WITHIN WALKING DISTANCE TO THE CENTRE OF MIRFIELD
- WELL PRESENTED GARDENS
- CLOSE TO LOCAL AMENITIES INCLUDING POPULAR SCHOOLS & RAIL NETWORKS
- NO CHAIN

Entrance

Lounge

Dining Room

Kitchen

First Floor Landing

House Bathroom

Bedroom One

Bedroom Two

Bedroom Three

Garden, Parking & Garage



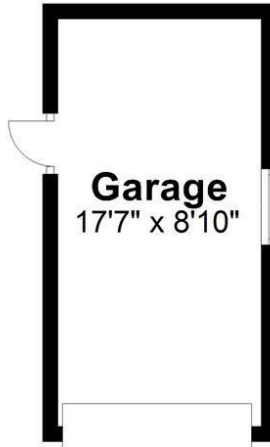
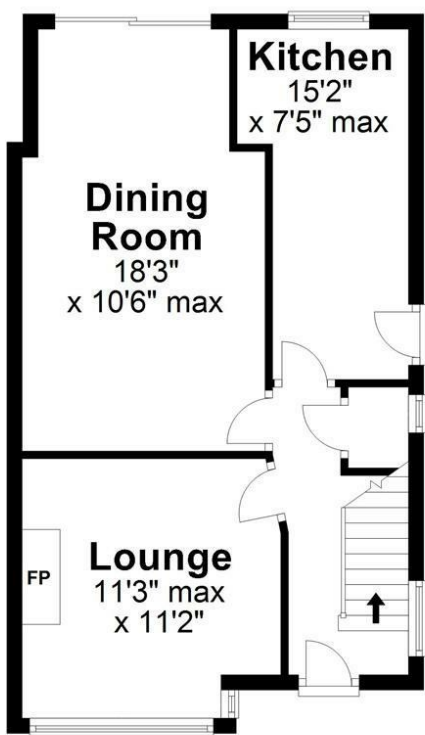
Directions

Proceed along Huddersfield Road in the direct and turn left into Parker lane then first left into Park Avenue. Turn right at the end of the road and the property is located on the right hand side.

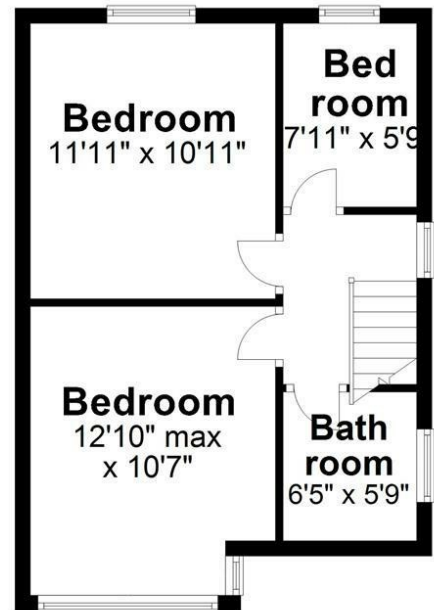


Floor Plan

Ground Floor
Approx. 633.6 sq. feet



First Floor
Approx. 389.7 sq. feet

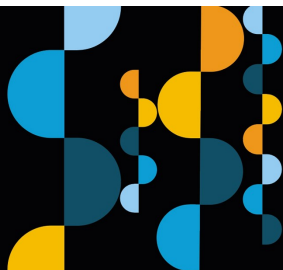
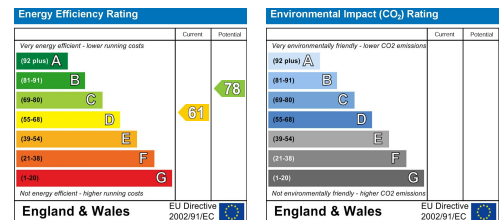


Total area: approx. 1023.3 sq. feet

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.

Park Avenue, Mirfield

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