



16 Moor Croft Close

Mirfield, WF14 9FA

A beautifully presented three bedroom semi detached townhouse located on this popular development, close to local amenities and a short walk to Mirfield Free Grammar school. Built in 2015, the property is set over three floors offering spacious living in a modern and contemporary style. The centre of Mirfield is a short distance away offering a wider array of amenities. 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 driveway to the front provides off road parking for two vehicles and set to the rear is an enclosed garden presenting a fabulous space to sit out and relax! NO CHAIN!

£285,000

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- THREE BEDROOM SEMI DETACHED TOWNHOUSE
- WITHIN WALKING DISTANCE TO LOCAL AMENITIES INCLUDING SCHOOLS
- SET OVER THREE FLOORS OFFERING SPACIOUS ACCOMMODATION
- DRIVEWAY & ENCLOSED GARDEN TO THE REAR
- MODERN & CONTEMPORARY STYLE
- NO CHAIN

Entrance

Open Plan Living Kitchen

27'6" x 9'2" (8.4 x 2.8)

Utility Cupboard

Wet Room WC

6'10" x 4'11" (2.1 x 1.5)

First Floor Landing

Lounge

14'5" x 10'2" (4.4 x 3.1)

Master Bedroom

12'1" x 9'2" (3.7 x 2.8)

Ensuite

7'6" x 4'7" (2.3 x 1.4)

Second Floor

Bathroom

7'2" x 5'6" (2.2 x 1.7)

Bedroom Two

12'1" x 9'2" (3.7 x 2.8)

Bedroom Three

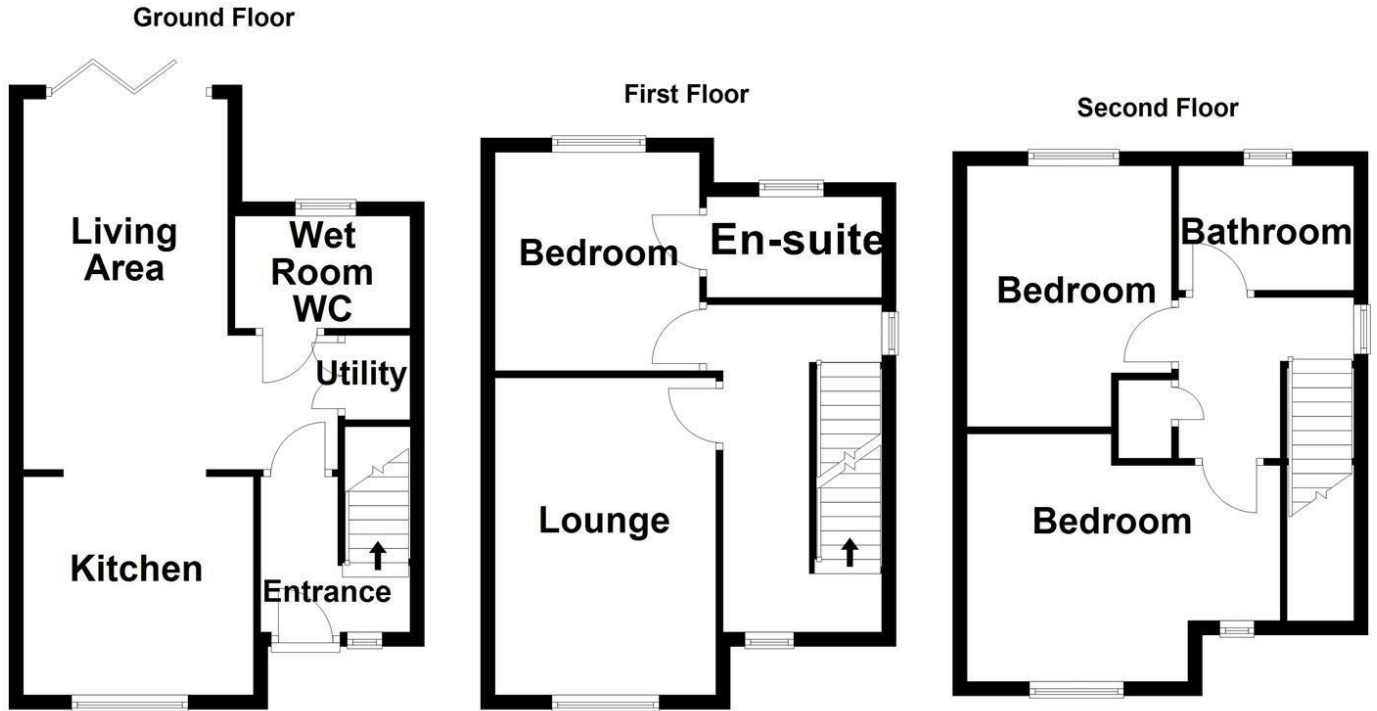
13'1" x 11'1" (max) (4 x 3.4 (max))

Garden & Driveway





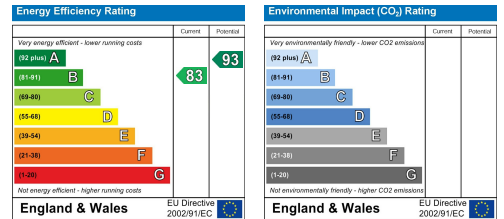
Floor Plan



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.

Moor Croft Close, Mirfield

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