



**74 Jilling Ing Park, Dewsbury, WF12 8DN**  
**£274,995**

## The Property Perspective

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PROPERTY  
PERSPECTIVE

Welcome to this stunning detached house located in the picturesque Jilling Ing Park, Dewsbury. This property boasts 4 spacious bedrooms, perfect for a growing family or those who enjoy having guests over. With 3 modern bathrooms, including 2 en-suites, and a WC, there will be no more morning rush for the bathroom.

Built in 2018, this property offers a contemporary feel with a touch of elegance. The house spans 1,274 sq ft plus garage providing ample space for comfortable living. The fully electric garage and space for 3 cars ensure convenience and security for your vehicles.

One of the standout features of this property is the electric charger installed, catering to the needs of environmentally conscious individuals. Additionally, the CCTV system installed both at the rear and front of the house offers peace of mind and security. The boiler is combi, so you can be sure to keep those eclectic bills as low as possible with modern heating and great insulation.

For those who enjoy outdoor living, the patio with lights installed is perfect for entertaining or relaxing on long summer evenings. Inside, fitted blinds in all rooms add a touch of sophistication while providing privacy and shade when needed.

This property is a gem with no chain attached, making the buying process smoother and quicker. Don't miss out on the opportunity to own this beautiful home in a desirable location. Contact us today to arrange a viewing and make this house your dream home!

### Ground Floor

#### Entrance Hall

Clock Room 18'0" x 5'6" (5.5 x 1.7)

Living Room 14'9" x 11'1" (4.5 x 3.4)

Kitchen / Diner 18'0" x 12'1" (5.5 x 3.7)

### First Floor

Family Bathroom 6'10" x 5'10" (2.1 x 1.8)

Bedroom 3 10'5" x 12'1" (3.2 x 3.7)

Bedroom 4 9'10" x 6'10" (3.0 x 2.1)

Bedroom 2 4'11" x 3'7" (1.5 x 1.1)

Ensuite 4'11" x 3'7" (1.5 x 1.1)

### Second Floor

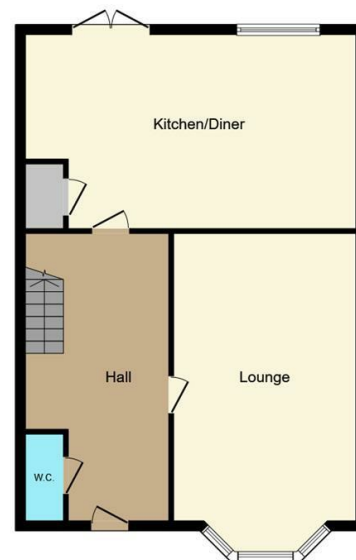
Master Bedroom 18'4" x 10'5" (5.6 x 3.2)

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

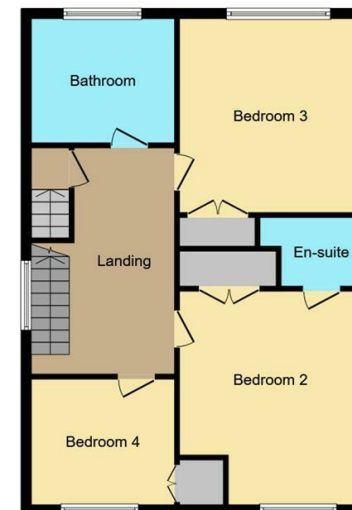
### External

Fully electric garage, multiple tiered garden, ample parking spaces

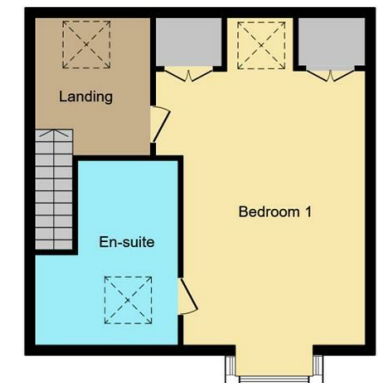
Garage 15'5" x 9'6" (4.7 x 2.9)



Ground Floor



First Floor



Second Floor