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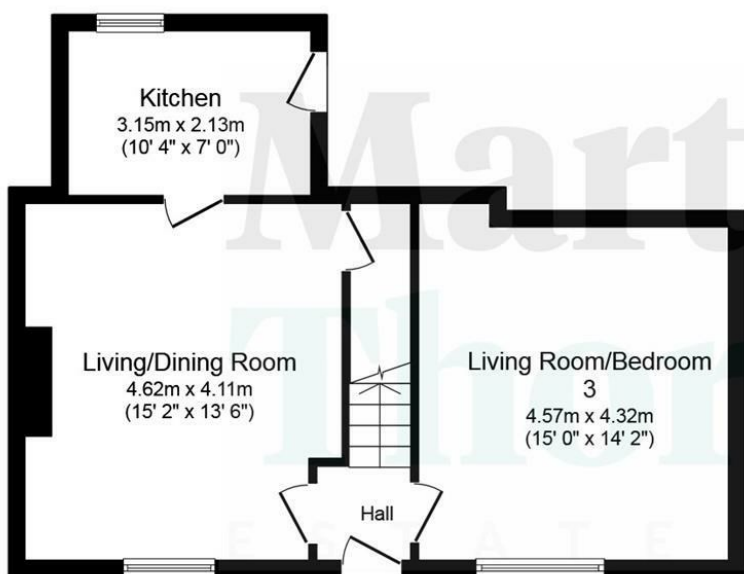
Wellington Street, Lindley Huddersfield, Yorkshire

Offers over £140,000

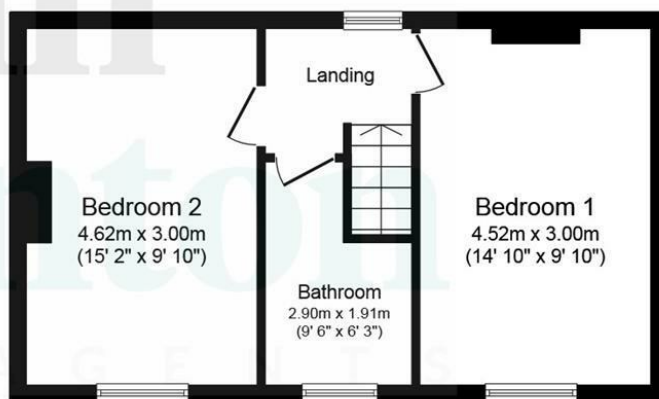
This double fronted two/three double bed roomed through terrace is located only a short distance from the centre of Lindley as well as the hospital and local schooling. The property would be ideal for a variety of different purchasers, be it a first time buyer, a buy to let investor or a young family. With a light and bright fresh interior, the property incorporates a gas-fired central heating system and uPVC double glazing. The accommodation comprises an entrance lobby, living/dining room, kitchen, living room/bedroom three and basement. On the first floor are two large double bedrooms and a bathroom with a white suite. Externally, there is a buffer style forecourt garden and use of a yard area to the rear. The property has the added advantage of vacant possession and occupies a most convenient and well regarded location.

**Wellington Street, Lindley
Huddersfield, Yorkshire**

Floorplan



Ground Floor



First Floor

Total floor area 85.7 m² (922 sq.ft.) approx

This plan is for illustration purposes only and may not be representative of the property. Plan not to scale. Powered by PropertyBox

Wellington Street, Lindley Huddersfield, Yorkshire

Details



Entrance Lobby

An external uPVC door with opaque glazed panels gives access to the entrance lobby. This has a staircase rising to the first floor accommodation and a decorative ceiling archway.

Living/Dining Room

This good sized reception room is positioned at the front of the property and has crisp neutral décor and recently fitted carpeting. There is an electric pebble effect fire with remote control. This multipurpose room could be used as the principal reception room should the second reception room be used as a third double bedroom. There is a uPVC window, a radiator and a door leading to the kitchen.



Kitchen

This room is positioned at the rear of the property and has wall cupboards and base units, working surfaces and a stainless steel sink unit. Integrated appliances include an oven and hob with a splashback and canopy style filter hood and a washing machine. There is a freestanding Smeg fridge freezer along with a rear uPVC window and side uPVC door.



Wellington Street, Lindley Huddersfield, Yorkshire

Details



Living Room/Bedroom Three

This room has been utilised as a ground floor double bedroom but could be the main living room depending on individual requirements. There is deep cornice coving along with a centre ceiling rose, picture rail, uPVC window and a radiator.



Basement

Accessed from the living/dining room, this area provides useful additional storage.

First Floor Landing

From the entrance lobby, the staircase rises to the first floor landing which is particularly light having a rear uPVC window. There is fresh neutral décor and recently installed carpeting.

Bedroom One

This double bedroom is positioned at the front of the property and is particularly light and bright with a uPVC window. There is lots of space for fitted or freestanding furniture and the room has a radiator.



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Details



Bedroom Two

This second double bedroom is positioned at the front of the property and is particularly light and bright with a uPVC window. There is lots of space for fitted or freestanding furniture and the room has a radiator.



Bathroom

The bathroom has a white three-piece suite comprising a panelled bath with wall-mounted shower fitting and appropriate tiling, a low-level WC with concealed cistern and a pedestal wash basin with tiled splashback. There is a useful storage cupboard and concealed within this room is the Worcester boiler for the central heating system. The room has an opaque uPVC window to the front elevation and a radiator.



External Details

At the front of the property is a forecourt style garden with a perimeter wall suitable for tubs, pots and planters. To the rear is use of a communal yard area.

Tenure

The vendors have informed us that the property is freehold and we await further confirmation. 24.02.24

Wellington Street, Lindley Huddersfield, Yorkshire

Directions

