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## **Greenhead Court, Mountjoy Road, Edgerton Huddersfield,**

**Offers in the region of  
£137,950**

This purpose-built two-bedroom ground floor apartment is part of the popular Greenhead Court Development, conveniently placed for town centre amenities including the train station, Greenhead Park and the hospital in Lindley. The property would suit a variety of buyers, including those looking for a first home, down sizers and buy-to-let investors. There is a communal hallway with an entry phone system. The apartment comprises a hallway with a useful store cupboard and oak flooring, open plan living/dining kitchen with French doors and integrated appliances, two double bedrooms and a stylish bathroom. There are electric heaters and uPVC double glazing. Externally, there is an allocated parking space and visitor parking. This property has the advantage of being offered for sale with no onward chain. An internal inspection is advised to appreciate the position of the property and the quality of fixtures and fittings throughout.

**Greenhead Court, Mountjoy Road, Edgerton  
Huddersfield,**

**Floorplan**



**Ground Floor**



Total area: approx. 529.1 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.

**Apt 83, Mountjoy Road, Edgerton, Huddersfield**

# Greenhead Court, Mountjoy Road, Edgerton Huddersfield,

## Details



### Entrance

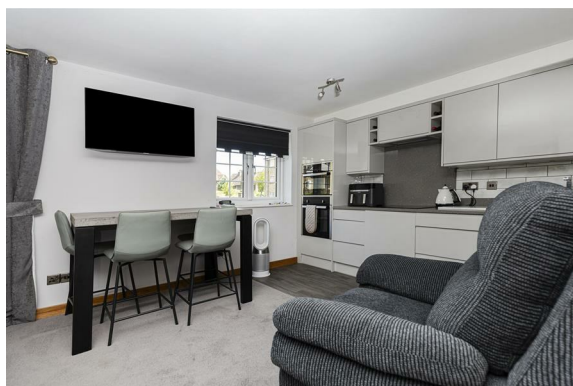
A communal entrance door with an entry phone system gives access to the apartment on the ground floor.

### Hallway

The hallway has oak flooring, oak internal doors and architraves. There is an entry phone system for the communal door, an electric heater and two useful store cupboards, one with a hanging rail and shelf and the other housing the cylinder for the hot water. An oak internal door leads to the open plan living/dining kitchen.

### Living/Dining Kitchen

This well-appointed and stylish open plan room overlooks the communal gardens. It has French doors and a uPVC window. Furniture has been used to create individual areas, as shown in the photographs. The kitchen has been recently updated and has units to high and low levels with under-unit lighting and low-level lighting beneath the base units. Integrated appliances include a Neff induction hob, filter hood, combination oven/microwave and fan oven. There is a one-and-a-half bowl stainless steel sink with a mixer tap and grooved draining area. Space is available for freestanding appliances along with plumbing for an automatic washer. The kitchen area has iridescent granite worktops with matching upstands and splash-back, grey vinyl flooring and an upright gun metal grey radiator. There is space for a formal dining table, plenty of space for further furniture and provision for a wall-mounted TV. The room also has a wall-mounted electric heater.



### Bedroom One

This double bedroom is positioned at the rear of the property and has a built-in double wardrobe, cupboards and a dressing table. There is a uPVC window, an electric heater and provision for a wall-mounted TV.



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## Details



### Bedroom Two

This double bedroom has a uPVC window and an electric heater.



### Bathroom

The recently updated, contemporary bathroom has a white three-piece suite. It has a P-shaped bath with a wall-mounted independent shower fitting over, a rectangular trough style hand basin with storage cupboards below and a low-level WC. There is full height tiling around the bath with appropriate tiling around the WC and hand basin, a large wall-mounted mirror, floor tiling and an upright chrome ladder-style radiator.



### External Details

The apartment enjoys a courtyard setting with communal gardens. There is an allocated parking space (No. 9) and further parking spaces for visitors.

### Tenure

The vendor of this property informs us that it is leasehold and we await further details. 11.08.24

# Greenhead Court, Mountjoy Road, Edgerton Huddersfield,

Directions

