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## **Oddfellows Street, Scholes Cleckheaton,**

**£675 Per month**

This well-presented two-bedroom mid through-by-light terraced cottage is situated to the popular residential area of Scholes. It may be suitable to a professional couple looking to access the nearby M62 motorway network and local amenities. The accommodation comprises an open-plan living kitchen area with exposed stone flooring, two bedrooms and a modern bathroom. The property has a gas-fired central heating system and is predominantly uPVC double-glazed. Externally, at the front of the property is a low maintenance patio garden.

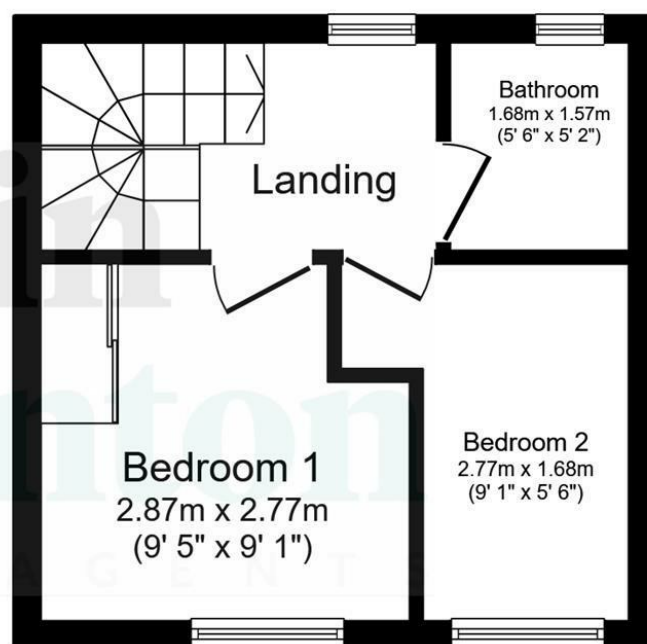
**Oddfellows Street, Scholes  
Cleckheaton,**

**Floorplan**



**Ground Floor**

Floor area 20.6 sq.m. (221 sq.ft.)



**First Floor**

Floor area 20.6 sq.m. (221 sq.ft.)

**Total floor area: 41.1 sq.m. (442 sq.ft.)**

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.Propertybox.io](http://www.Propertybox.io)



# Oddfellows Street, Scholes Cleckheaton,

## Details



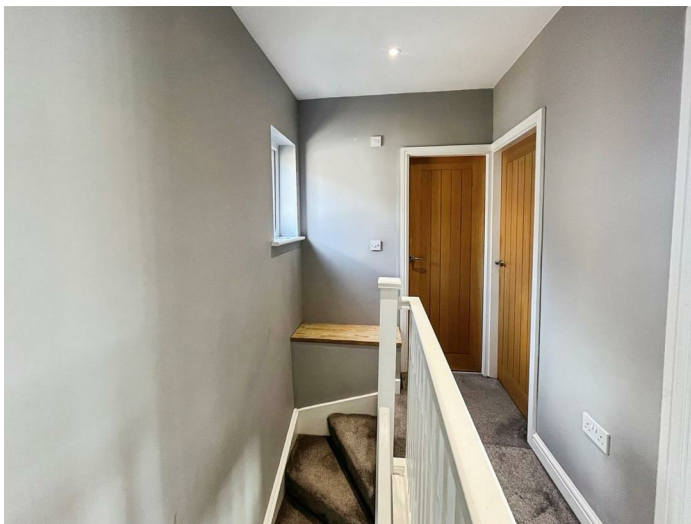
### Entrance

A composite style door with a uPVC glazed insert opens to the kitchen/living area.

### Living Kitchen

The kitchen area has exposed stone flooring and a uPVC window to the rear elevation. It has a range of modern base and wall cupboards, drawers, worktops, brick style tiled splashbacks and a composite style one-and-a-half bowl sink unit with mixer tap. Integrated appliances comprise an oven, four-ring gas hob and canopy style filter hood. There is space for a washing machine and a freestanding fridge freezer. The living area enjoys natural light from the front elevation via a large uPVC double-glazed window. It has ceiling downlighting and a radiator. A staircase leads to the first floor landing.

### First Floor Landing



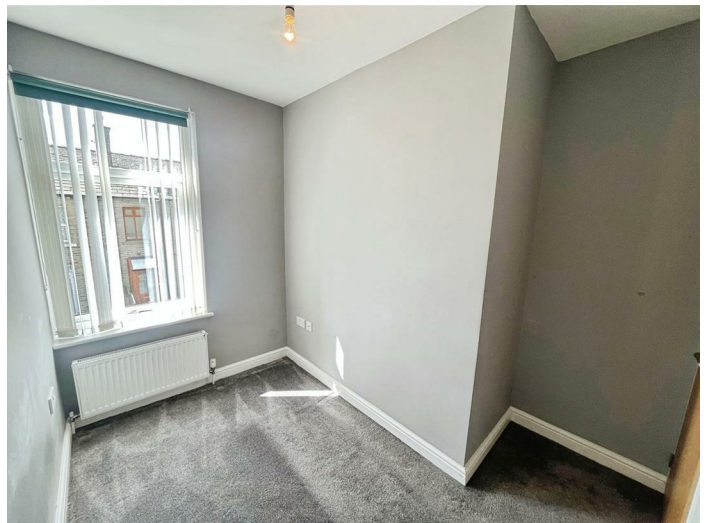
The landing has a uPVC double-glazed window to the side elevation and ceiling downlighting.

### Bedroom One



This double bedroom is positioned at the front of the property, with lots of natural light via a large uPVC double-glazed window. The focal point of the room is an exposed brick fire surround. It has a ceiling light point and a radiator.

### Bedroom Two



This double bedroom is positioned at the front of the property, with lots of natural light via a uPVC double-glazed window. It has a ceiling light point, various power points and a radiator.

# Oddfellows Street, Scholes Cleckheaton,

## Details



### Bathroom



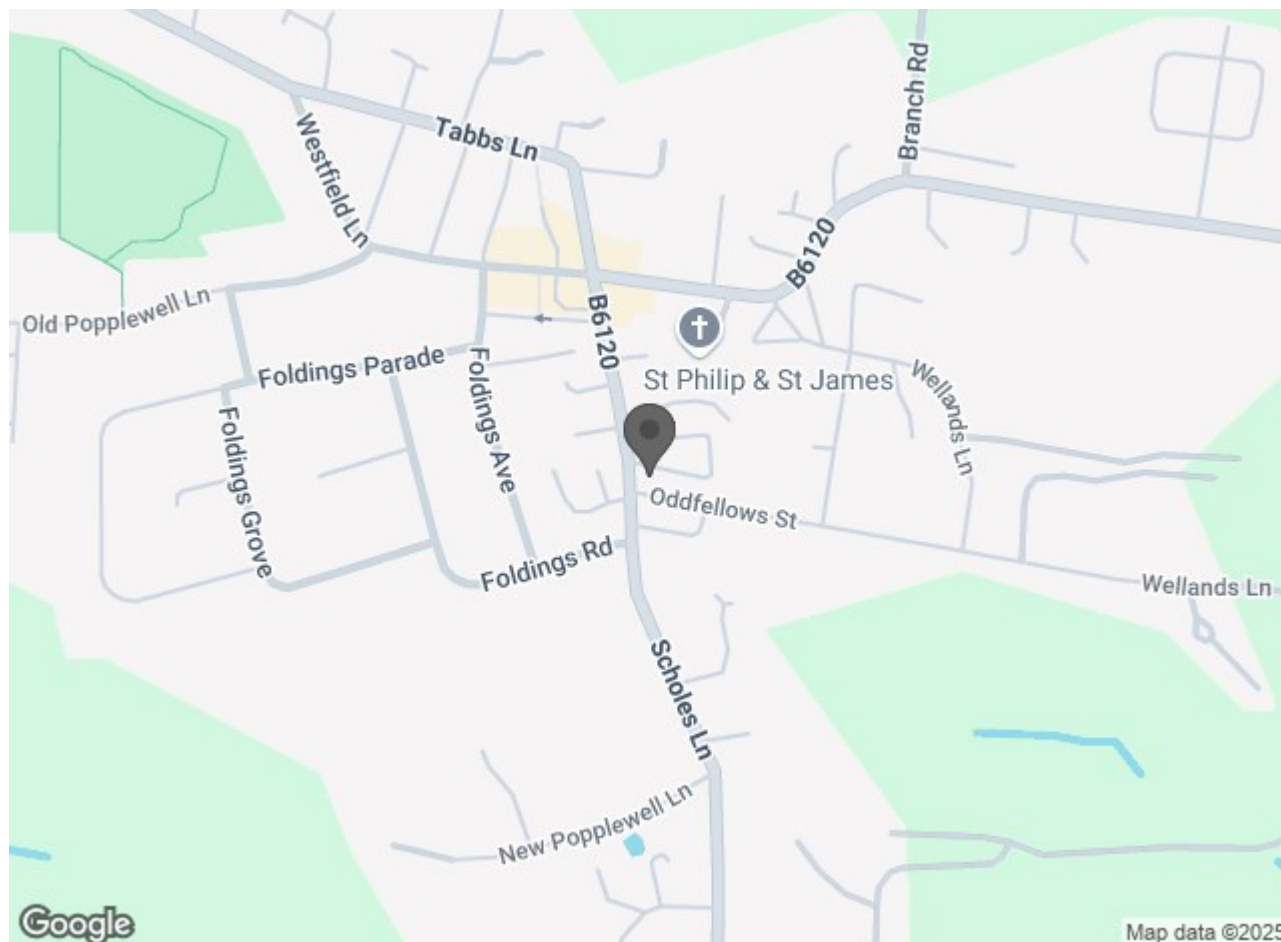
The bathroom has a modern white suite comprising a panelled bath with mixer taps and waterfall style shower head over, a vanity hand wash basin with mixer tap and tiled splashback and a low-level WC with concealed cistern. There is tiling to the floor and around the bath area, a uPVC double-glazed window to the side elevation and a stylish ladder style heated towel rail. The room has ceiling downlighting and an extractor fan.

### External Details

At the front of the property, there is a patio garden area with plenty of room for outdoor seating, outdoor lighting, a walled boundary and an access gate.

# Oddfellows Street, Scholes Cleckheaton,

Directions



## **Oddfellows Street, Scholes Cleckheaton,**

**Lettings Disclaimer** - As part of our application process, fees are not charged for a reference, the tenancy administration and the inventory check, however a holding deposit maybe required. Then if successful this will be deducted from the Rent and Deposit that will be payable before the tenancy is due to start. Please contact us for full details before you make any decision about this property or before you decide to view this property. While every reasonable effort is made to ensure the accuracy of descriptions and content, we should make you aware of the following guidance or limitations. 1 Prospective tenants will be asked to produce identification documentation during the referencing process and we would ask for your co-operation in order that there will be no delay in agreeing a tenancy. 2 These particulars do not constitute part or all of an offer or contract. 3 Photographs and plans are for guidance only and are not necessarily comprehensive. 4 The approximate room sizes are only intended as general guidance. You must verify the dimensions to satisfy yourself of their accuracy. 5 You should make your own enquiries regarding the property, particularly in respect of furnishings to be included/excluded and what parking facilities are available.