

Peter David

Properties Ltd

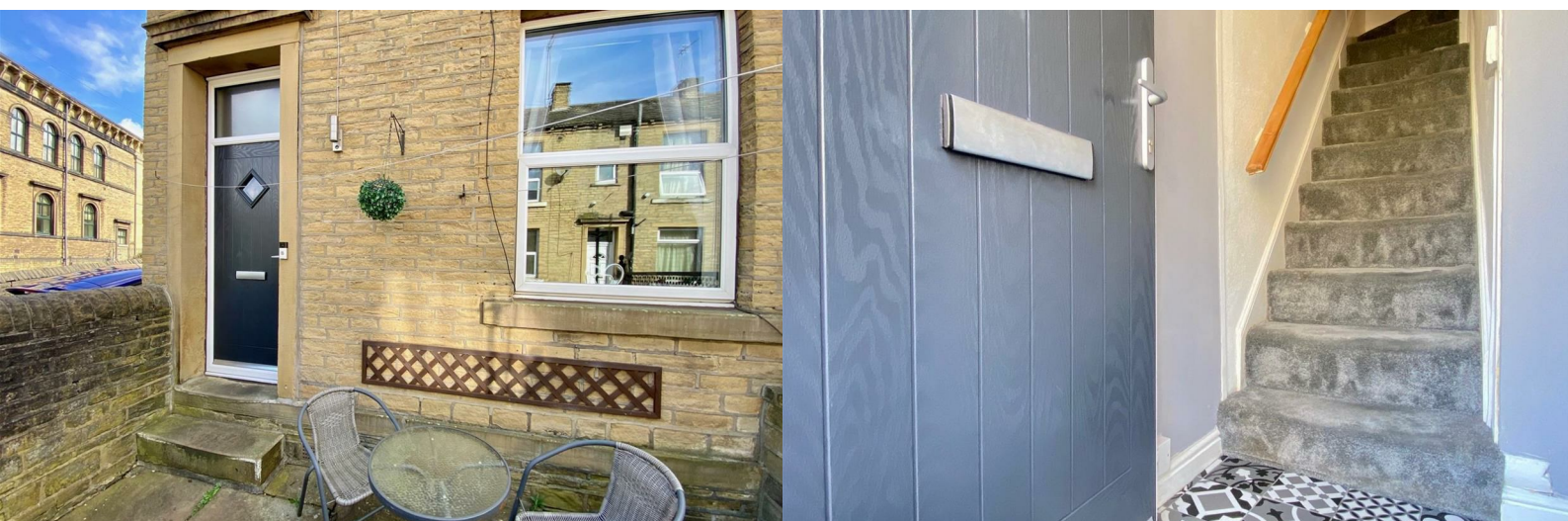
Residential Sales and Lettings



24 Harley Place

Brighouse, HD6 3AE

Offers In The Region Of £120,000



24 Harley Place

, Brighouse, HD6 3AE

Offers In The Region Of £120,000



A perfect opportunity to purchase this WELL PRESENTED TWO BEDROOM END OF TERRACE property. Ideally situated within walking distance of Brighouse town centre, transport links and amenities, the home is tucked away on a quiet residential street.

Comprising an entrance hall, living room, kitchen, cellar, two bedrooms and a bathroom, as well as a private front courtyard, there is plenty of flexible space on offer.

Please contact us today to arrange your viewing.

** This property is now sold subject to contract and viewings have ceased. The vendor will not consider other offers whilst conveyancing is underway **

Living Room

13'5" x 12'5" (4.1 x 3.8)

The living room overlooks the front of the home with a feature fireplace, neutral decor and carpets.

Kitchen

16'8" x 5'10" (5.1 x 1.8)

The kitchen is situated at the rear of the property with a window to the side and access to the cellar. There is plenty of work surface and storage space with cream cupboards, wooden work surfaces and a tastefully tiled green splashback.

Bedroom One

12'1" x 10'9" (3.7 x 3.3)

A double bedroom overlooking the property which is tastefully decorated in keeping with the home.

Bedroom Two

17'0" x 7'2" (5.2 x 2.2)

A smaller double bedroom to the rear of the property with a window overlooking the side of the home.

Bathroom

A new bathroom suite with bathtub and overhead shower, sink with cupboards and a w/c, as well as a heated towel rail.

Cellar

Accessed from the kitchen providing useful storage space.

External

To the front of the property is an enclosed courtyard providing a private space to sit outside and providing handy bin storage. There is on street parking at the front of the home.

Directions

For Satnav please use the postcode HD6 3AE

Viewings

Viewings are strictly by appointment only. Please contact Peter David Properties.

Mortgages

We recommend KB Mortgage Services, on hand to discuss all of your mortgage and protection needs. Kate, the founder of KB Mortgage Services, is available both in branch and through home visits - if you would like to arrange an appointment contact us today.

DISCLAIMER

1. MONEY LAUNDERING REGULATIONS: Intending

purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.

2. General: While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the position for you, especially if you are contemplating travelling some distance to view the property.

3. Measurements: These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any built-in furniture.

4. Services: Please note we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service reports before finalising their offer to purchase.

5. THESE PARTICULARS ARE ISSUED IN GOOD FAITH BUT DO NOT CONSTITUTE REPRESENTATIONS OF FACT OR FORM PART OF ANY OFFER OR CONTRACT. THE MATTERS REFERRED TO IN THESE PARTICULARS SHOULD BE INDEPENDENTLY VERIFIED BY PROSPECTIVE BUYERS

OR TENANTS. NEITHER PETER DAVID PROPERTIES NOR ANY OF ITS EMPLOYEES OR AGENTS HAS ANY AUTHORITY TO MAKE OR GIVE ANY REPRESENTATION OR WARRANTY WHATEVER IN RELATION TO THIS PROPERTY.



Road Map



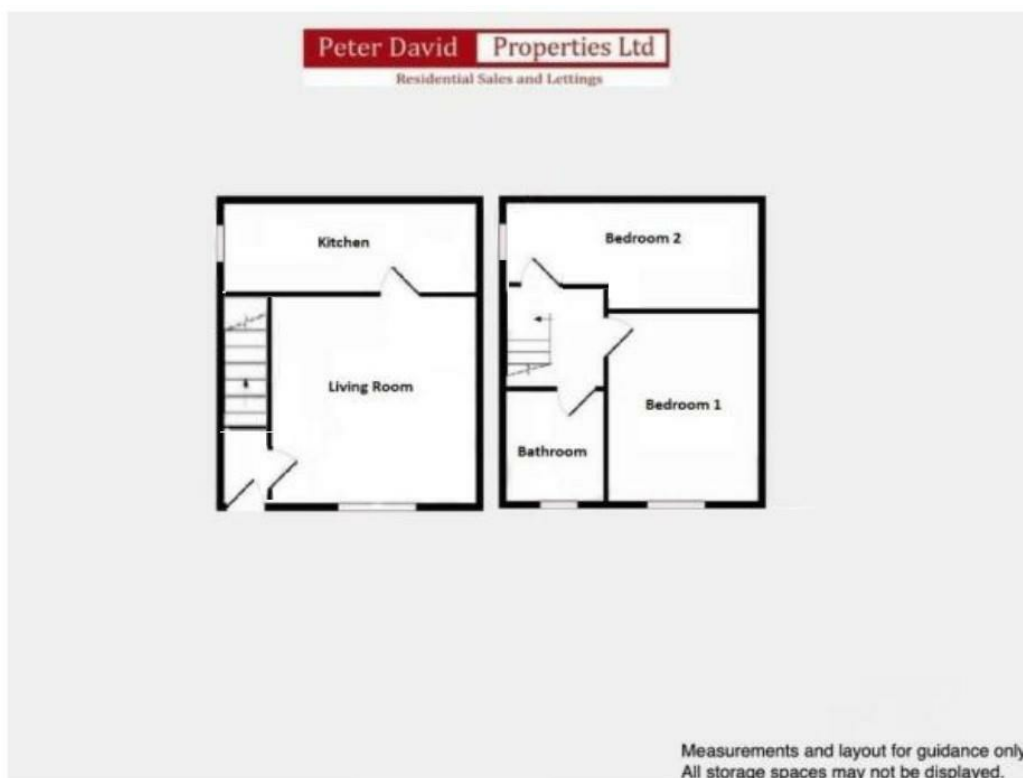
Hybrid Map



Terrain Map



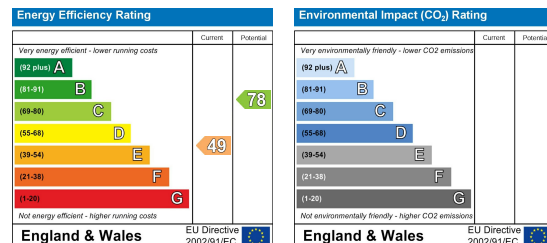
Floor Plan



Viewing

Please contact us on 01484 719191 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars are for guidance only and do not constitute any part of a contract. No person within the company has the authority to make or give any representation or warranty in respect of the property. All measurements are approximate and for illustrative purposes only. None of the services and fittings or equipment have been tested. These particulars whilst believed to be accurate should not be relied on as statements of fact, and purchasers must satisfy themselves by inspection or otherwise as to their accuracy. Although these particulars are thought to be materially correct their accuracy cannot be guaranteed and they do not form part of any contract.