

Peter David

Properties Ltd

Residential Sales and Lettings



68 Westfield Lane

Cleckheaton, BD19 6DR

£339,000



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Scholes, Cleckheaton, BD19 6DR

£339,000



Nestled on Westfield Lane in the charming village of Scholes, Cleckheaton, this fully refurbished three-bedroom detached true bungalow presents an exceptional opportunity for those seeking a modern and comfortable home. Immaculately finished to a high standard, this property boasts a flexible layout that can easily adapt to your lifestyle needs.

Set on a good-sized plot, the bungalow offers ample outdoor space, perfect for enjoying the fresh air or entertaining guests. The generous driveway provides plenty of parking, complemented by a garage for additional convenience.

Located within close proximity to popular local schools and amenities, this home is ideal for families and individuals alike. The surrounding area is known for its community spirit and accessibility, making it a desirable place to live.

The property boasts a recently fitted 'Nest' central heating control system and all internal doors are recently installed oak timber doors.

This property is not just a house; it is a welcoming retreat that combines modern living with the charm of a traditional bungalow. Whether you are looking to settle down or seeking a peaceful place to call home, this immaculate bungalow on Westfield Lane is sure to impress. Don't miss the chance to make it yours.

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

Entrance Porch

The entrance porch leads in from the front of the property providing access to the hallway and also has an external door to the rear garden.

Hallway

A spacious hallway providing access to all internal rooms with ceiling spotlights, grey carpets, a loft hatch and external access to the rear garden and garage.

Living Room

A spacious living room overlooking the front of the home, the living room has grey carpets and a light neutral colour scheme.

Kitchen

A modern fitted kitchen with built in oven and gas hob, microwave and fridge freezer. With space for a dining table, ceiling spotlights and a contrasting dark laminate floor, this provides an ideal space for cooking and entertaining.

Bedroom One

A double bedroom overlooking the rear garden.

Bedroom Two

A second double bedroom overlooking the rear garden.

Bedroom Three

A single bedroom with a window to the side of the home

Bathroom

Recently fitted three piece modern suite comprising of glazed walk-in shower and rain forest head. WC and vanity sink with wall mounted lit mirror. Tiled walls and floor and chrome wall mounted towel heater.

Garage

Ideal for parking and storage space, the garage has an up and over door.

External

Set in a generous plot, the home is set back from the main road behind a large driveway providing ample parking

space. To the rear is a lawned garden which extends to a vegetable patch providing plenty of outdoor space.

Directions

For Satnav please use the postcode BD19 6DR

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



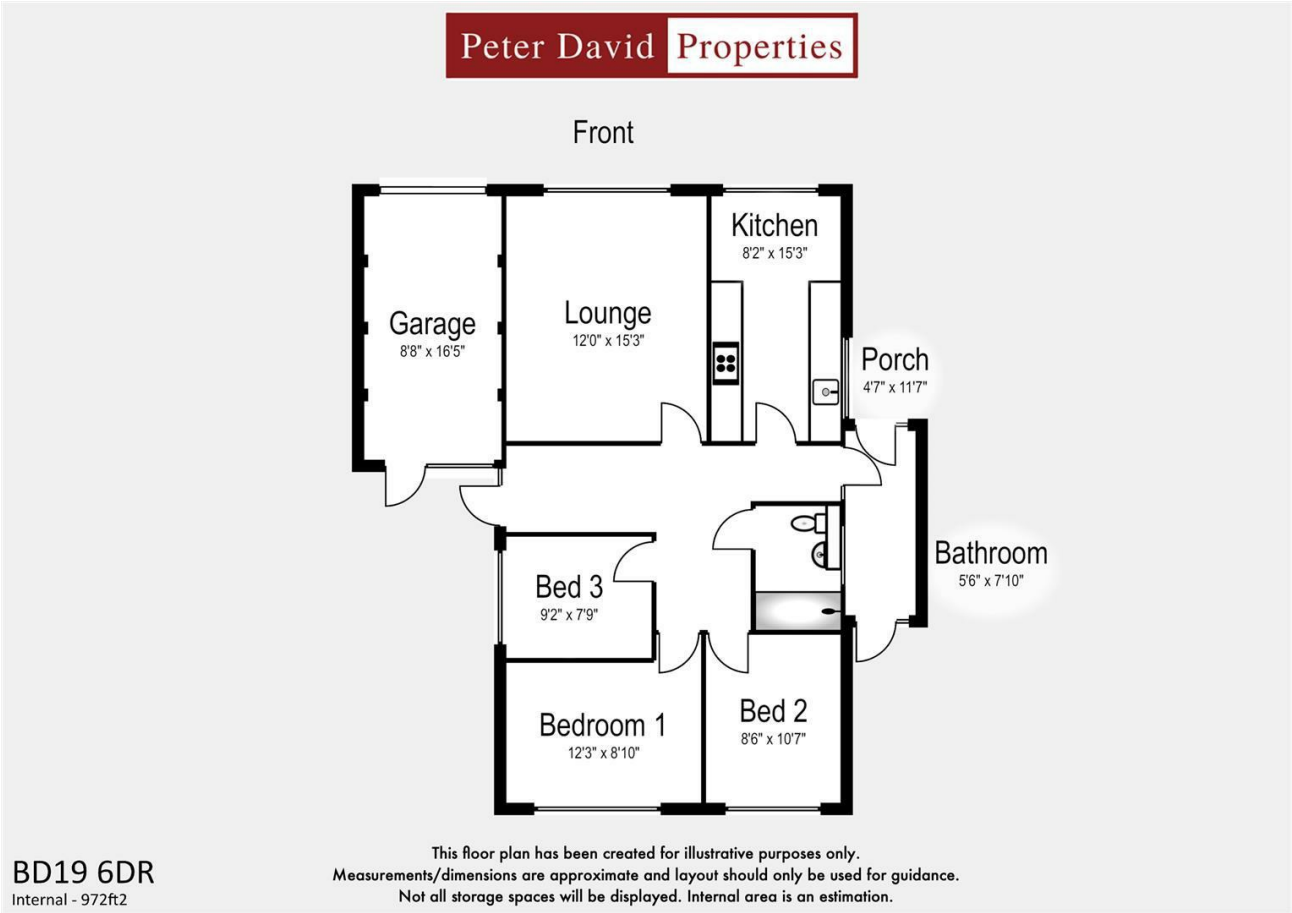
Hybrid Map



Terrain Map



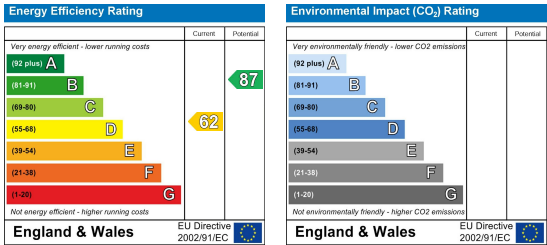
Floor Plan



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.