

**Robbins Terrace, Featherstone**

**£110,000**

  
**MARTIN&CO**



## Robbins Terrace, Featherstone

### House - Mid Terrace

2 Bedrooms, 1 Bathroom

£110,000

- TWO BEDROOM MID TERRACE
- LOUNGE, DINING KITCHEN, PORCH EXTENSION AND UPSTAIRS BATHROOM
- ATTIC SPACE
- REAR YARD WITH STORAGE SHED
- ON STREET PARKING
- IDEALLY PLACED FOR SHOPS AND TRANSPORT LINKS
- EPC RATING E
- COUNCIL TAX BAND A
- FREEHOLD

This delightful two-bedroom mid terraced house bodes a fantastic opportunity for first time buyers or investors alike to transform this property.

The property comprises of a spacious front room, a further reception room and kitchen. To the rear, there is a porch extension and a yard complete with a shed for additional storage. On street parking is available to the front of the property. Upstairs, you will find 2 bedrooms and the house bathroom. There is a further set of stairs which leads to the attic, providing ample storage space.

Location is key and this property has amenities such as shops, transport links and good schools nearby.

Early viewing is highly recommended. Do not miss the chance to make this property your home!





Lounge

There is 1x composite door and 1x UPVC double glazed window to the front elevation. There is a solid fuel burner with back boiler. There is an exposed staircase leading upstairs.

Dining Kitchen

There is 1x UPVC double glazed window to the porch at the rear of the property. The kitchen comprises of cupboards and 1 sink with tap.

Porch

There is 1x UPVC double glazed window to the side elevation and 1x UPVC double glazed window to the rear elevation.

Landing

There is 1x radiator. The hallway allows access to both bedrooms, bathroom and attic.

Bedroom

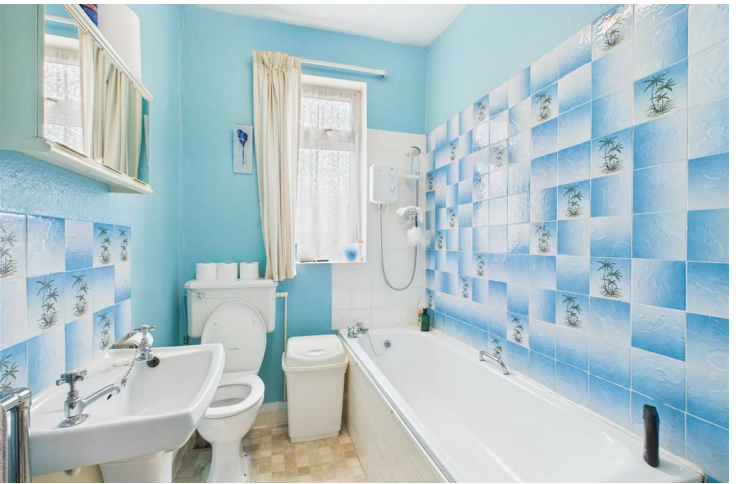
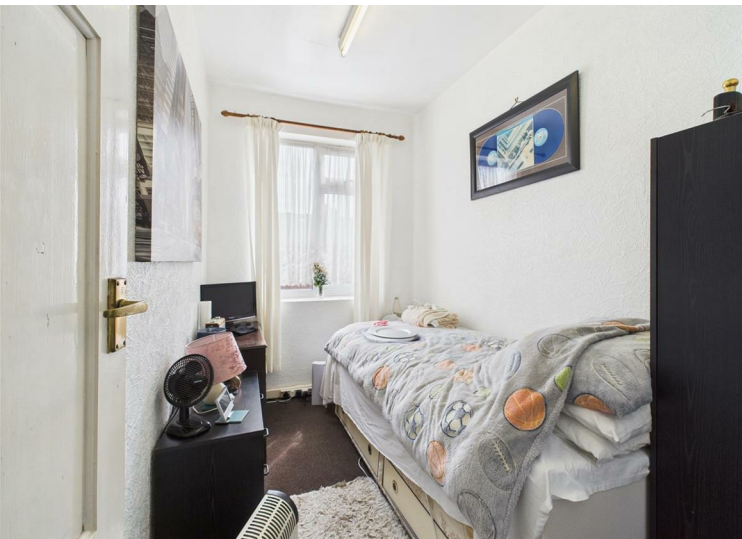
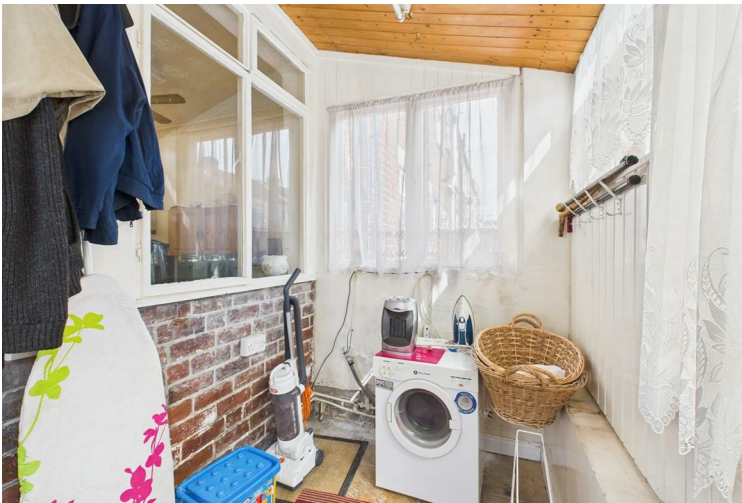
There is 1x UPVC double glazed window to the front elevation.

Bathroom

The bathroom comprises of a low level wc, sink and tap, bath with overhead shower and a separate shower cubicle. There is 1x frosted UPVC double glazed window to the rear elevation. There is 1 radiator.

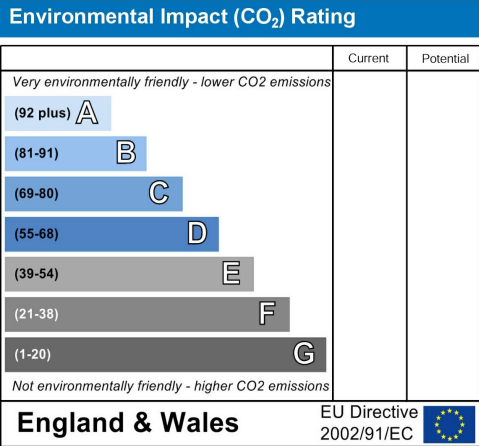
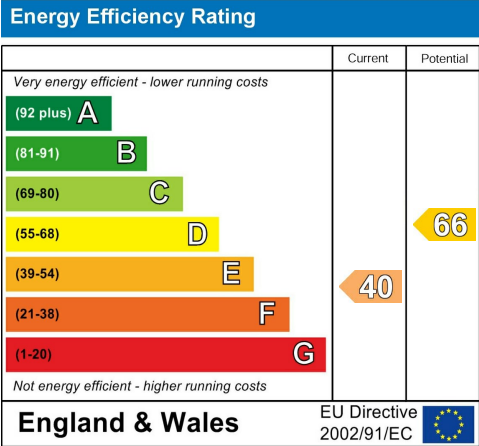
Bedroom

There is 1x UPVC double glazed window to the rear elevation.





Attic  
There is 1x Velux-style roof window to the rear elevation. There is 1x electric fire and 1x radiator.





**Martin & Co Pontefract Sales**  
5 Cornmarket, Pontefract, West Yorkshire, WF8 1AN  
01977 799550 . [pontefract@martinco.com](mailto:pontefract@martinco.com)

**01977 799550**  
**<http://www.martinco.com>**

**MARTIN&CO**

**Accuracy:** References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs including but not limited to carpets, fixtures and fittings are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. No person in the employment of the agent has any authority to make any representation about the property, and accordingly any information given is entirely without responsibility on the part of the agents, sellers(s) or lessors(s). Any property particulars are not an offer or contract, nor form part of one. **Sonic / laser Tape:** Measurements taken using a sonic / laser tape measure may be subject to a small margin of error. **All**

**Measurements:** All Measurements are Approximate. **Services Not tested:** The Agent has not tested any apparatus, equipment, Fixtures and Fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor.