



Lauren Drive, Keighley BD22 7BR

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welcome to

Lauren Drive, Keighley

Located in a popular residential area of Ingrow, this well-presented three-bedroom semi-detached property is ideal for first-time buyers and investors alike.



The ground floor features an entrance hall with a convenient W.C., a spacious kitchen diner fitted with a range of wall and base units, ample worktop space. The bright and inviting living room opens out through double doors onto the enclosed rear garden, perfect for entertaining and family living.

Upstairs, the property offers two double bedrooms, a further single bedroom, and a modern house bathroom fitted with a three-piece suite.

Externally, the home benefits from a driveway providing secure off-street parking, and a private rear garden.

This attractive property combines convenience, style, and practicality - early viewing is highly recommended.

"This property is part of a larger title that includes other properties that are not included in this sale. The creation of a new freehold title for the property being sold will be undertaken during the conveyance in preparation for completion. Your conveyancer will take the necessary steps and advise you accordingly."

Kitchen

15' 6" Max x 9' 6" Max (4.72m Max x 2.90m Max)

Living Room

14' 3" Max x 11' 9" Max (4.34m Max x 3.58m Max)

Bedroom 1

14' 2" Max x 8' 8" Max (4.32m Max x 2.64m Max)

Bedroom 2

11' 4" Max x 9' 1" Max (3.45m Max x 2.77m Max)

Bedroom 3

12' 5" Max x 5' 4" Max (3.78m Max x 1.63m Max)



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Lauren Drive, Keighley

- 3 Bedroom
- Downstairs W.C.
- Spacious Kitchen Diner
- Driveway
- Enclosed Rear Garden

Tenure: Freehold EPC Rating: C
Council Tax Band: B

offers in the region of

£140,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
KEI104501 - 0004

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 is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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