



**Fell Lane, Keighley BD22 6EH**

**holroyds**

**welcome to**

**Fell Lane, Keighley**

Well-presented two-bedroom end-terrace home offering spacious accommodation over four floors, ideally positioned for excellent access to Keighley town centre, local amenities and superb public transport links.



Entering the property, you are welcomed into a bright and airy living room, offering a generous reception space with a feature fireplace and surround creating an attractive focal point. Stairs rise to the first floor, while a separate staircase leads down to the lower ground floor kitchen.

The newly fitted kitchen is finished with a range of modern wall and base units, complemented by a breakfast bar providing an ideal space for casual dining. There is space for a freestanding oven and fridge freezer, along with a useful pantry cupboard for additional storage. A separate utility room offers further practicality with space and plumbing for a washing machine and tumble dryer.

The first floor comprises a double bedroom together with the house bathroom, fitted with a modern three-piece suite including a bath with shower over, wash hand basin and WC. The loft has been recently boarded creating further storage space in the property.

Occupying the entire second floor is a generous double bedroom, benefiting from built-in wardrobes and a charming window seat, creating the perfect spot to relax with a book while enjoying the natural light. The room offers ample space for additional bedroom furniture and provides a peaceful retreat within the home.

Externally, the property benefits from on-street parking and a small enclosed front yard, providing a low-maintenance outdoor space.

## Statement



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## **Fell Lane, Keighley**

- Well Presented Two Bedroom End Terrace
- Spacious Accommodation Over Four Floors
- Newly Fitted Modern Kitchen
- Utility Room & Pantry
- Two Double Bedrooms

Tenure: Freehold EPC Rating: D

Council Tax Band: A

offers over

**£120,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:

KEI105054 - 0004

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