



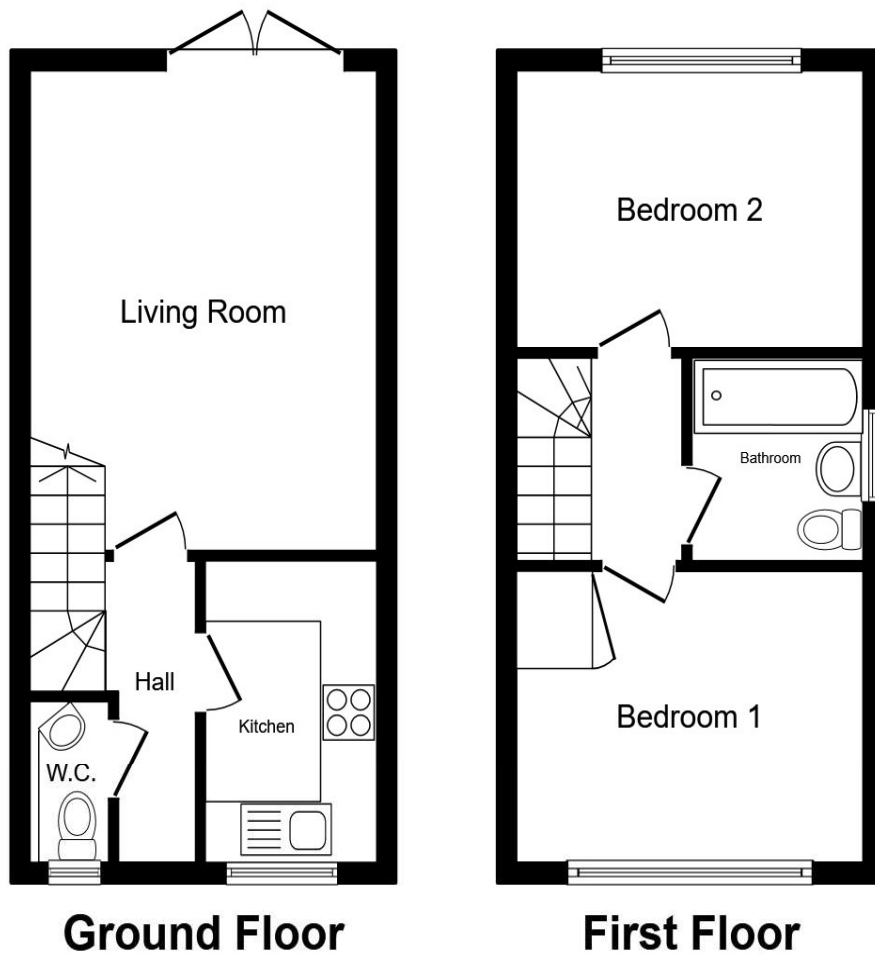
**Holly Approach, Ossett WF5 9TD**

**welcome to**

**Holly Approach, Ossett**

Guide price £180,000-£190,000. Welcome to the market this 2 bedroom semi-detached home situated on Holly Approach in Ossett! This presented 2 bedroom semi detached property offers and ideal opportunity for first time buyers, downsizers and for landlords!





### Lounge

12' 2" max x 15' 8" max ( 3.71m max x 4.78m max )

### Kitchen

10' 2" max x 6' max ( 3.10m max x 1.83m max )

### Utility

### Bedroom One

12' 7" max x 9' 6" max ( 3.84m max x 2.90m max )

### Bedroom Two

9' 9" max x 12' 3" max ( 2.97m max x 3.73m max )

### Bathroom

Total floor area 58.3 m<sup>2</sup> (628 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)

welcome to

## Holly Approach, Ossett

- Guide Price £180,000-£190,000
- 2 bedroom semi detached home
- IDEAL FOR FIRST TIME BUYERS
- Off street parking and rear garden
- Modern throughout making it move in ready

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

# £180,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
WAK127924 - 0006

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