



Keats Drive, Heckmondwike WF16 0PF

welcome to

Keats Drive, Heckmondwike

Guide Price £250,000 - £270,000 LOOKING FOR A READY-MADE, ALREADY EXTENDED, WELL-PROPORTIONED AND PRESENTED PROPERTY THAT YOU CAN JUST TURN THE KEY AND MOVE IN? THEN YOU'VE FOUND IT!



Guide Price £250,000 - £270,000

Tucked away just off Heckmondwike Road on this cul-de-sac location and bordering both Dewsbury and Heckmondwike is this well-proportioned and presented extended three bedroom semi-detached property benefiting from a 15ft lounge, 16ft kitchen diner open to the fabulous 13ft orangery with French doors leading to the garden, ground floor bathroom, three double bedrooms, a driveway for multiple vehicles and landscaped front and rear gardens with the enclosed rear garden having lawned and decked areas to relax or entertain on. This property is located within walking distance of Heckmondwike town centre with all of its amenities. Well regarded schools are also close by, and motorways are a short drive away. Whether you are looking to upsize, downsize or step straight on the first time buyer ladder with this gorgeous property, William H Brown in Dewsbury insist you view at your earliest opportunity to avoid being later disappointed! You have been warned!

Accommodation

Entrance Hallway

Lounge 15'10 x 13'11

Kitchen Diner 16'4 15'1 max

Orangery 13'6 x 10'4

Ground Floor Bathroom

Bedroom 1 11'7 x 10'7



view this property online williamhbrown.co.uk/Property/DWS118075



welcome to

Keats Drive

- Guide Price £250,000 - £270,000
- Extended Three Double Bedroom Semi-Detached Property
- 15ft Lounge, 16ft Kitchen Diner, 13ft Orangery
- Ground Floor Bathroom, Driveway
- Generous Front & Rear Gardens, Cul-De-Sac

Tenure: Freehold EPC Rating: Awaited

Council Tax Band: C

guide price

£250,000



Please note the marker reflects the postcode not the actual property

view this property online [williamhbrown.co.uk/Property/DWS118075](https://www.williamhbrown.co.uk/Property/DWS118075)



Property Ref:
DWS118075 - 0002

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.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



william h brown



01924 468900



Dewsbury@williamhbrown.co.uk



1 Market Place, DEWSBURY, West Yorkshire,
WF13 1AE



[williamhbrown.co.uk](https://www.williamhbrown.co.uk)