



## Crowther House East-Thorpe Court

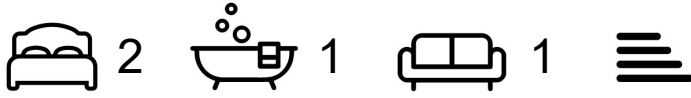
Mirfield, WF14 8LP

SnowGate are delighted to present Crowther House, an exclusive collection of luxury canal-side apartments in the heart of Mirfield. Crafted with meticulous attention to detail by the multi N.H.B.C. award-winning Darren Smith Homes, this exceptional development embodies elegance, comfort and community in perfect harmony. Designed exclusively for the over-55s, Crowther House represents refined living without compromise — where timeless design meets modern convenience. Even before launch, 25% of the development has already been reserved, leaving just 15 stunning residences available.

£340,000

# Crowther House East-Thorpe Court

Mirfield, WF14 8LP



- A PRESTIGIOUS DEVELOPMENT BY MULTI N.H.B.C. AWARD WINNING DARREN SMITH HOMES, RENOWNED FOR CRAFTSMANSHIP & QUALITY
- OFFERING A REFINED LIFESTYLE IN PICTURESQUE SETTING DESIGNED FOR THE OVER 55'S
- BEAUTIFUL CANAL-SIDE SETTING IN THE HEART OF MIRFIELD WITH SHOPS, CAFES, AMENITIES & THE RAILWAY STATION ALL WITHIN WALKING DISTANCE
- SECURE UNDER-CROFT PARKING & LIFT ACCESS TO ALL FLOORS
- EXTREMELY HIGH-SPEC FINISHES THROUGHOUT OFFERING LUXURY, COMFORT & CONVENIENCE
- NOW AVAILABLE FOR VIEWINGS – BUT WITH 25% ALREADY SOLD, EARLY INTEREST IS ESSENTIAL

## Darren Smith Homes

## Under Croft Parking

## Crowther House

## Ownership & Costs

## Apartment 20

## Warranty

## Open Plan Living Kitchen

24'0" x 11'1" (7.32 x 3.4)

## Utility

7'4" x 4'9" (2.25 x 1.45)

## Cloaks/Storage

## Bathroom

8'6" x 6'4" (2.6 x 1.95)

## Bedroom One

15'1" x 10'2" (4.62 x 3.12)

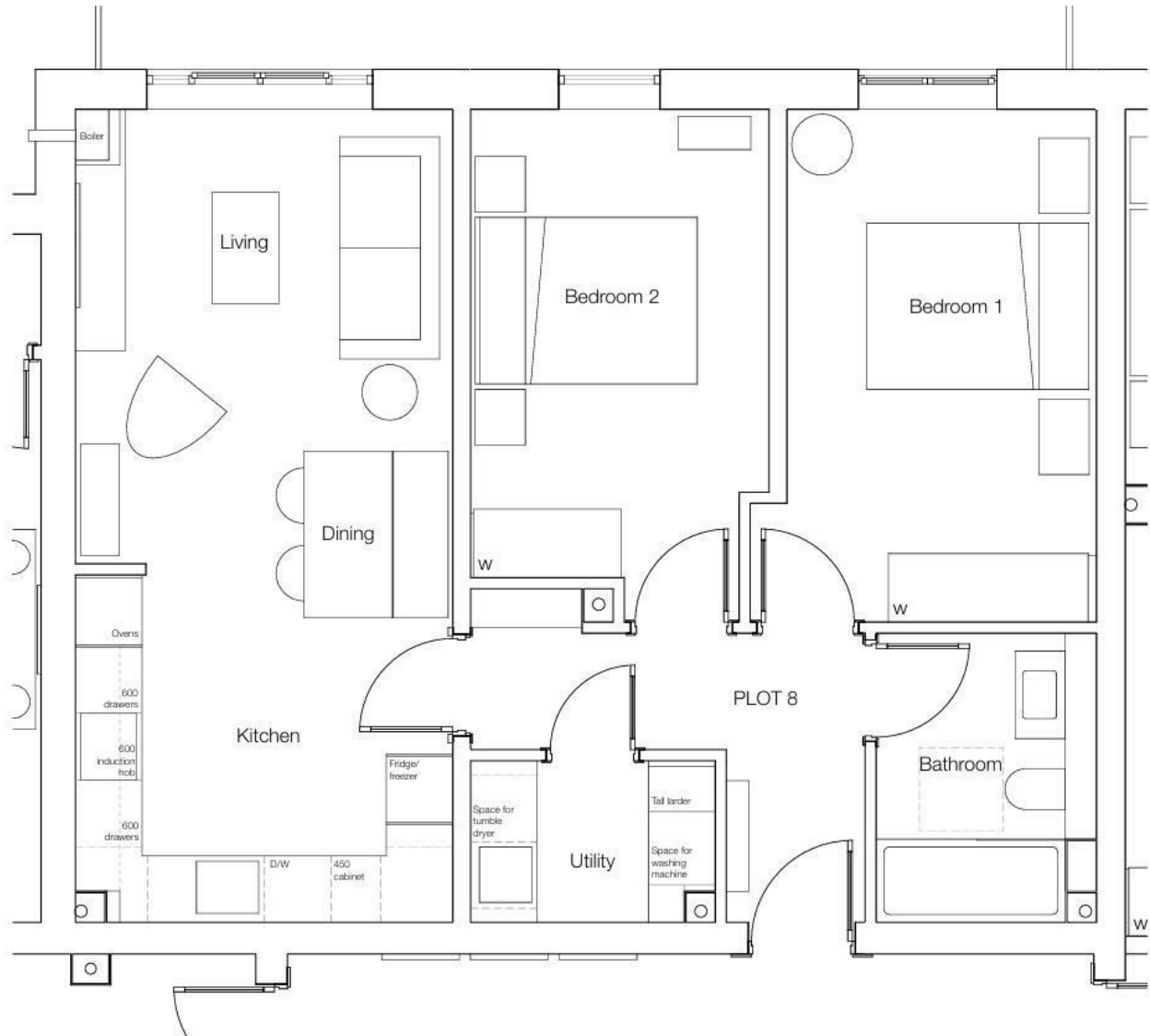
## Bedroom Two

15'1" x 8'9" (4.62 x 2.69)



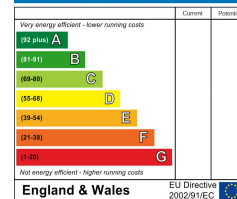


# Floor Plan

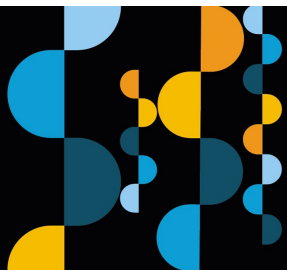
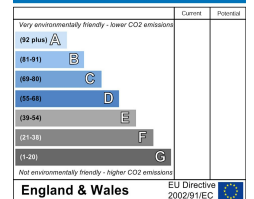


These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

### Energy Efficiency Rating



### Environmental Impact (CO<sub>2</sub>) Rating



**Estate  
agency  
done  
properly**

**Snow  
Gate™**

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