



10 Long Lane

Honley, Holmfirth, HD9 6EA

An excellent opportunity to buy this three bedroom rear "back to back" cottage in the heart of Honley with a private garden and loft bedroom with ensuite. The property is in excellent condition throughout with modern fixtures and fittings. The accommodation briefly comprises entrance hallway, downstairs shower room/wc, open plan lounge/dining kitchen, lower ground floor second reception room (currently used for storage), two first floor bedrooms and a loft master with ensuite. Private garden.

£190,000

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- TWO/THREE BEDROOM "BACK TO BACK" COTTAGE WITH PRIVATE GARDEN
- EXCELLENT CONDITION THROUGHOUT WITH MODERN FIXTURES AND FITTINGS
- RECENTLY FITTED GAS CENTRAL HEATING AND LOFT BEDROOM WITH ENSUITE
- OPEN PLAN LOUNGE AND DINING KITCHEN WITH GLAZED DOORS TO THE PRIVATE GARDEN
- CENTRAL VILLAGE LOCATION WITH FLEXIBLE ACCOMMODATION
- "TANKED" BASEMENT SECOND RECEPTION ROOM IDEAL PLAY ROOM

Entrance

Shower Room/WC

8'11" x 3'10" (2.72m x 1.17m)

Living/Dining Kitchen

15'4" x 14'7" (4.67m x 4.45m)

Family Room

14'2" x 9'8" (4.32m x 2.95m)

First Floor Landing

Master Bedroom

14'11" x 11'8" (4.55m x 3.56m)

Bedroom 2

9'3" x 8'3" less bulkhead (2.82m x 2.51m less bulkhead)

Loft Bedroom

17'3" x 11'3" (5.26m x 3.43m)

Ensuite

11'0" x 3'10" (3.35m x 1.17m)

Garden



Directions



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.



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