



Whitcliffe Road, CLECKHEATONBD19 3BY

welcome to

Whitcliffe Road, CLECKHEATON

Guide Price £300,000 - £325,000 LOOKING FOR CHARACTER? NEED A SPACIOUS HOME ON THE INSIDE? WANT ' THAT FEELING ' WHEN YOU WALK IN THE DOOR? THEN VIEW THIS BEAUTY TODAY AS GOT IT IN BAGS FULL!!



Guide Price £300,000 - £325,000 Situated within walking distance of the vibrant town centre of Cleckheaton-offering an excellent selection of shops, cafés, restaurants, public houses, well-regarded schooling and just a short drive from Junction 26 of the M62 motorway, this impressive Victorian double-fronted semi-detached home provides spacious and versatile family accommodation. Full of character, the property retains many original period features while benefiting from a substantial detached garage/workshop (approximately 21ft x 14ft) positioned to the rear. The welcoming reception hall creates an immediate sense of space and leads to a superb formal 18ft lounge, complete with a striking open fireplace, solid wood flooring and bay window. A second generously sized 15ft reception room offers flexible living options, ideal as a dining room, additional sitting room, or family room, and features a charming inset wood-burning stove. To the rear, the well-appointed breakfast kitchen is fitted with a range of modern units. A useful side utility/porch area leads directly to the rear yard and detached garage/workshop, making it perfect for practical day-to-day use, storage, hobbies or to park your generously sized vehicle in. The property also benefits from a dry cellar, offering additional storage space. The first floor continues to impress, with four well-proportioned double bedrooms, including a particularly spacious 16ft principal bedroom. The 'retro feel' family bathroom is comple

Entrance Hallway

Lounge

18' 9" (Into Bay) x 13' 8" (5.71m (Into Bay) x 4.17m)

Reception 2

15' 11" x 13' 10" (4.85m x 4.22m)

Kitchen

13' x 11' 11" (3.96m x 3.63m)

Utility Room

Cellar Space

Landing

Bedroom 1

16' 1" x 11' 2" (4.90m x 3.40m)

Bedroom 2

14' 6" MAX x 11' 1" MAX (4.42m MAX x 3.38m MAX)

Bedroom 3

12' MAX x 8' 6" MAX (3.66m MAX x 2.59m MAX)

Bedroom 4

10' 6" x 7' 6" (3.20m x 2.29m)

Family Bathroom

9' 6" x 8' 4" (2.90m x 2.54m)

External



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- Guide Price £300,000 - £325,000
- Four Double Bedroom Semi-Detached Victorian Property
- Two Reception Rooms, 13ft Kitchen, Utility Room
- Family Bathroom, Separate WC, Cellar Space
- Southerly Facing Front Garden, 21ft Detached Garage / Workshop

Tenure: Freehold EPC Rating: C
Council Tax Band: C

guide price
£300 000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
DWS118031 - 0004

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