

local  
properties

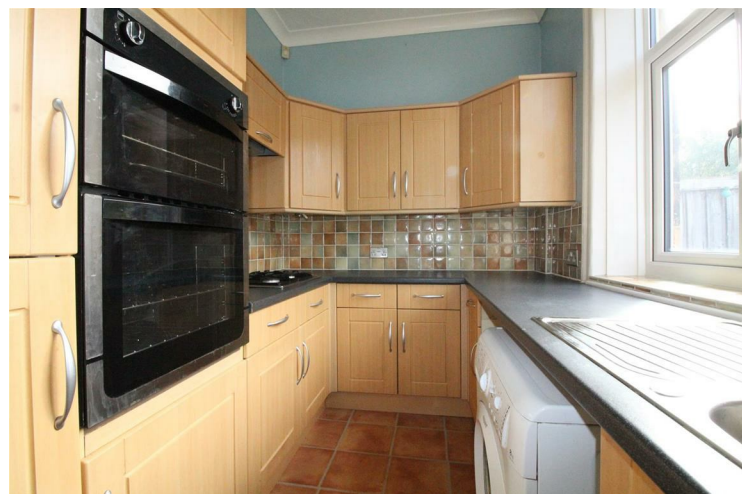
buy • sell • let



**33 Kimberley Street**  
**Dewsbury, WF12 9HE**

**£800 PCM**

\*\*\*\*\* TWO BEDROOM THROUGH TERRACE HOUSE - SPACIOUS LOUNGE - FITTED KITCHEN WITH SOME INTEGRATED APPLIANCES- ENCLOSED REAR GARDEN - AVAILABLE NOW \*\*\*\*\* This property has gas central heating and PVCu double glazing and comprises: entrance vestibule, lounge, kitchen, cellar, landing, two bedrooms, bathroom. To the outside, there is a small garden to the front, enclosed rear garden and on street parking. Located close to local amenities, the property is conveniently placed for access to Dewsbury town centre and the motorway network. Ideally suiting a couple or small family, viewing is recommended. Deposit - £920.



• TWO BEDROOM THROUGH TERRACE HOUSE • GCH & PVCu DG • SPACIOUS  
LOUNGE • FITTED KITCHEN

**ENTRANCE VESTIBULE**

Laminate flooring. Door to front.

**LOUNGE**

Ornamental cast iron stove to feature fireplace. Coving to ceiling. Wall light points. Laminate flooring. Window to front. Radiator.

**KITCHEN**

With base and wall units incorporating stainless steel sink unit. Gas hob, electric oven and grill and extractor hood. Integrated fridge freezer. Plumbing for automatic washing machine. Tiled splashbacks. Breakfast bar. Access to cellar. Door and window to rear.

**CELLAR**

Providing extra storage space.

**LANDING**

With storage cupboard and laminate flooring.

**BEDROOM ONE**

With fitted wardrobe and storage cupboards to recesses. Window to front. Radiator.

**BEDROOM TWO**

Window to rear. Radiator.

**BATHROOM**

Part tiled with three piece suite comprising: bath with shower attachment, pedestal wash hand basin, low flush wc. Storage cupboard. Window to rear. Radiator.

**EXTERIOR**

Small gravelled garden to the front of the property. Enclosed

rear garden with paved patio and decking. On street parking to the front.

**DIRECTIONS**

From Dewsbury Town Centre proceed along Mill Street West passing Asda on the left hand side. Turn right at the traffic lights onto Savile Road and go straight ahead at the mini roundabout onto Slaithwaite Road. Turn right at the next mini roundabout onto Brewery Lane and continue to the end. Turn right onto Lees Hall Road and Kimberley Street is the first turning on the right. Number 33 will be found on the left hand side and is signified by our To Let board.

**NOTE**

Children - yes

Pets - yes

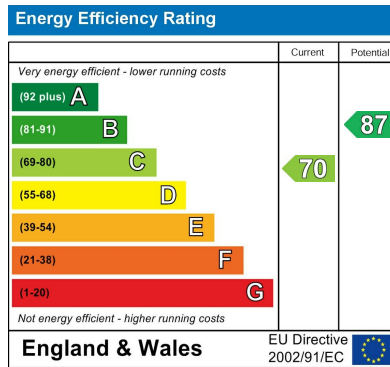
Smokers - outside only

The property is available now



- SOME INTEGRATED APPLIANCES • ENCLOSED REAR GARDEN • DEPOSIT - £920 • EPC - C • AVAILABLE NOW





Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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