



## 14 Hurst Lane

, Mirfield, WF14 8PD

A two bedroom mid terrace character cottage set over three floors offering good sized accommodation. The property has been fully finished in a modern and contemporary style and is conveniently positioned within walking distance to all town centre amenities including public transport links. The railway station which connects neighbouring towns and cities including; Huddersfield, Leeds and Manchester as well as having a direct line to London. Motorway networks are also within close proximity. Also having off road parking. AVAILABLE END OF FEBRUARY 2026.

£750 Per Month

# 14 Hurst Lane , Mirfield, WF14 8PD



- TWO BEDROOM CHARACTER COTTAGE
- MODERN KITCHEN & BATHROOM SUITE
- CLOSE TO MOTORWAY NETWORKS
- SPACIOUS ACCOMMODATION SET OVER THREE FLOORS
- CONVENIENTLY LOCATED WITHIN WALKING DISTANCE OF LOCAL AMENITIES & HAVING OFF ROAD PARKING
- AVAILABLE END OF FEB 2026.

## Ground Floor

### Bedroom Two

7'9" x 6'4" (2.37 x 1.94)

## Entrance

### Parking

## Lounge

15'1" x 13'5" (4.61 x 4.11)

### Relevant Letting Fees

## Lower Ground Floor

### Dining Kitchen

14'10" x 12'5" (4.54 x 3.81)

## First Floor

### Landing

### Bathroom

10'4" x 4'7" (3.16 x 1.4)

### Bedroom One

10'0" x 8'3" (3.06 x 2.52)

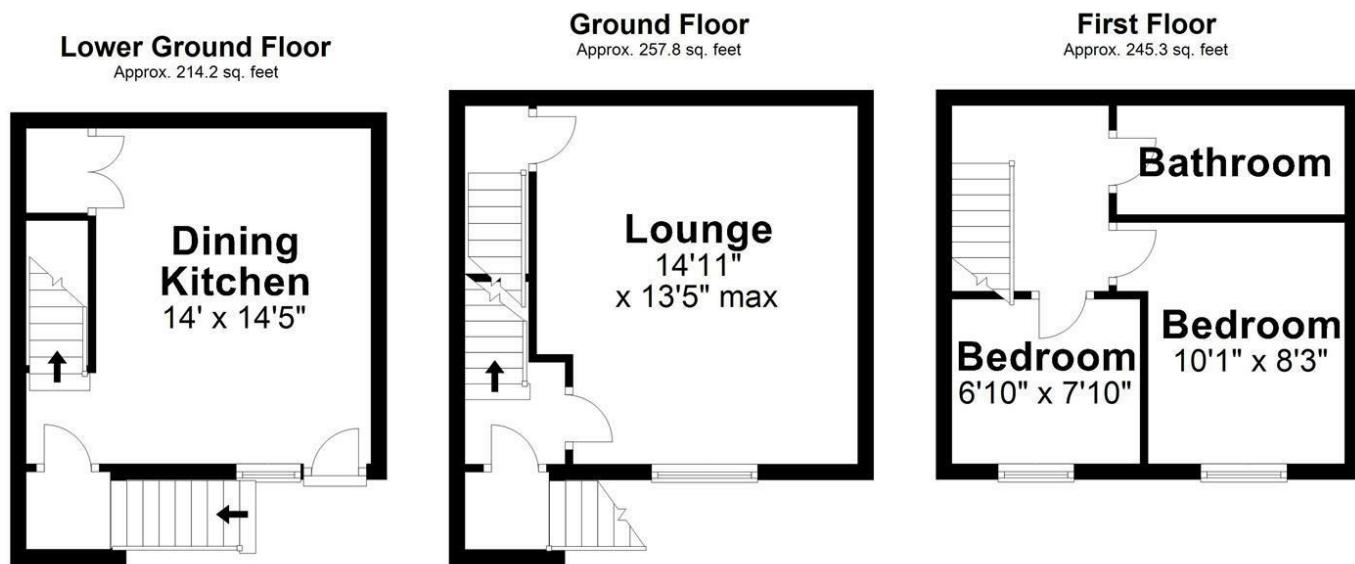


## Directions

From Mirfield centre proceed along Station Road then first left into Lowlands Road, proceed to the end of Lowlands Road and turn right into Hurst Lane, the property is on the right hand side.



# Floor Plan



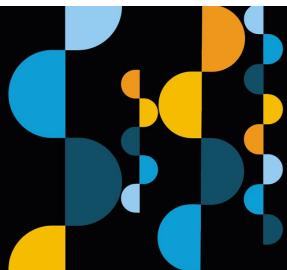
Total area: approx. 717.4 sq. feet

Sketch Plan For Illustrative Purposes Only. All measurements of walls, doors, windows, fittings, and appliances including their sizes and location are shown conventionally and are approximate only. This cannot be regarded as being a representation either by the Seller, his Agent or DY Energy Assessors  
Plan produced using PlanUp.

**Hurst Lane, Mirfield**

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 firms 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	
Current	Potential	Current	Potential
Very energy efficient - lower running costs (92 plus) A		Very environmentally friendly - lower CO <sub>2</sub> emissions (92 plus) A	
(81-91) B		(81-91) B	
(69-80) C	75	(69-80) C	
(55-68) D		(55-68) D	
(39-54) E		(39-54) E	
(21-38) F		(21-38) F	
(1-20) G		(1-20) G	
Not energy efficient - higher running costs		Not environmentally friendly - higher CO <sub>2</sub> emissions	
England & Wales		England & Wales	
EU Directive 2002/91/EC		EU Directive 2002/91/EC	



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**Holmfirth** 26 Victoria Street, West Yorkshire HD9 7DE  
All Enquiries: 01484 680800

**Mirfield** 108 Huddersfield Road, West Yorkshire WF14 8AF  
All Enquiries: 01924 497801

[snowgate.co.uk](http://snowgate.co.uk)