



**The Lofts Water Street, Huddersfield HD1 4BX**

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## **The Lofts Water Street, Huddersfield**

This spacious two-bedroom flat is ideal for buyers wanting to personalise a home. Conveniently located near Huddersfield town centre, it offers ample living space and access to a wide range of amenities.

### **Living Room**

A generously sized living area filled with natural light from large windows. This comfortable space offers plenty of room for both relaxation and dining, with potential to be transformed into a stylish open-plan living and entertaining area. With a touch of redecoration and updated flooring, this room could easily become the heart of the home.

### **Kitchen**

The kitchen is well proportioned and currently fitted with a range of units and work surfaces. While functional, it offers scope for upgrading to create a modern and efficient cooking space. With careful planning, there's potential to install contemporary cabinetry, integrated appliances, and a breakfast area to suit modern lifestyles.

### **Bedroom One**

A spacious double bedroom enjoying ample natural light and a pleasant outlook. This room offers plenty of space for bedroom furniture and could easily be refreshed with new décor and flooring to create a peaceful and comfortable retreat.

### **Bedroom Two**

A well-sized second bedroom, ideal for use as a guest room, children's room, or home office. With some light updating, this flexible space could be tailored to meet a variety of needs and adds versatility to the property's layout.

### **Bathroom**

Fitted with a traditional three-piece suite, the bathroom provides a solid foundation for modernisation. With space to incorporate a bath with shower over, vanity basin, and WC, it offers potential to be transformed into a sleek and contemporary bathroom.





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## **The Lofts Water Street, Huddersfield**

- Two Bedrooms
- Spacious living and dining room
- Good-sized kitchen
- Potential to improve
- Double glazing

Tenure: Leasehold EPC Rating: D

Council Tax Band: B Service Charge: Ask Agent

Ground Rent: Ask Agent

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

# **£79,950**

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Property Ref:  
HDF118241 - 0008

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