



**Moorland Close, Linthwaite, Huddersfield, HD7 5TJ**

**welcome to**

**Moorland Close, Linthwaite, Huddersfield**

This detached home has ground floor accommodation along with two double bedrooms upstairs, a versatile third bedroom, two reception rooms, off-road parking, fabulous gardens, an integral garage, ticking all of the boxes for those looking to settle somewhere with semi-rural surroundings.



**Lounge**

11' 11" x 19' 11" max ( 3.63m x 6.07m max )

**Kitchen**

11' 11" x 8' 8" ( 3.63m x 2.64m )

**Dining Room**

11' 11" x 12' ( 3.63m x 3.66m )

**Bedroom Three (ground)**

8' 11" x 8' 3" + wardrobes ( 2.72m x 2.51m + wardrobes )

**Additional w/c**

6' 2" x 3' 1" ( 1.88m x 0.94m )

**Bedroom One**

12' x 10' 2" ( 3.66m x 3.10m )

**Bedroom Two**

10' 1" x 16' 7" ( 3.07m x 5.05m )

**Bathroom**

6' 4" x 5' 7" ( 1.93m x 1.70m )



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welcome to

## Moorland Close, Linthwaite Huddersfield

- Peaceful cul-de-sac
- Highly sought-after location
- Driveway parking and integral garage
- Semi-rural
- Fabulous garden space

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

offers in the region of  
**£330,000**



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
HDF118833 - 0003

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