



HUNTERS[®]
HERE TO GET *you* THERE

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Whiteley Croft Road, Otley

£485,000

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Welcome to this charming detached house located on Whiteley Croft Road in the picturesque town of Otley. This delightful property, offers a generous living space, making it an ideal family home.

As you enter, you are greeted by a spacious reception room that provides a warm and inviting atmosphere, perfect for both relaxation and entertaining guests. The rear extension offers the open plan dining kitchen. with separate utility and w/c. The house boasts three well-proportioned bedrooms, each offering ample space and natural light, ensuring a comfortable living experience for all family members.

The property features a well-appointed bathroom, designed for both functionality and comfort. The layout of the house is practical, allowing for easy movement between rooms and a sense of flow throughout the living areas. To the outside is a driveway for ample parking and to the rear is a private patio giving access to the former the garage that has been insulated and provides an ample airy space (15ft x 17ft) that can be used for a variety of purposes

This detached house on Whiteley Croft Road presents a wonderful opportunity for those seeking a spacious and comfortable home in a lovely setting. With its appealing features and prime location, it is sure to attract interest from prospective buyers. Do not miss the chance to make this delightful property your own.

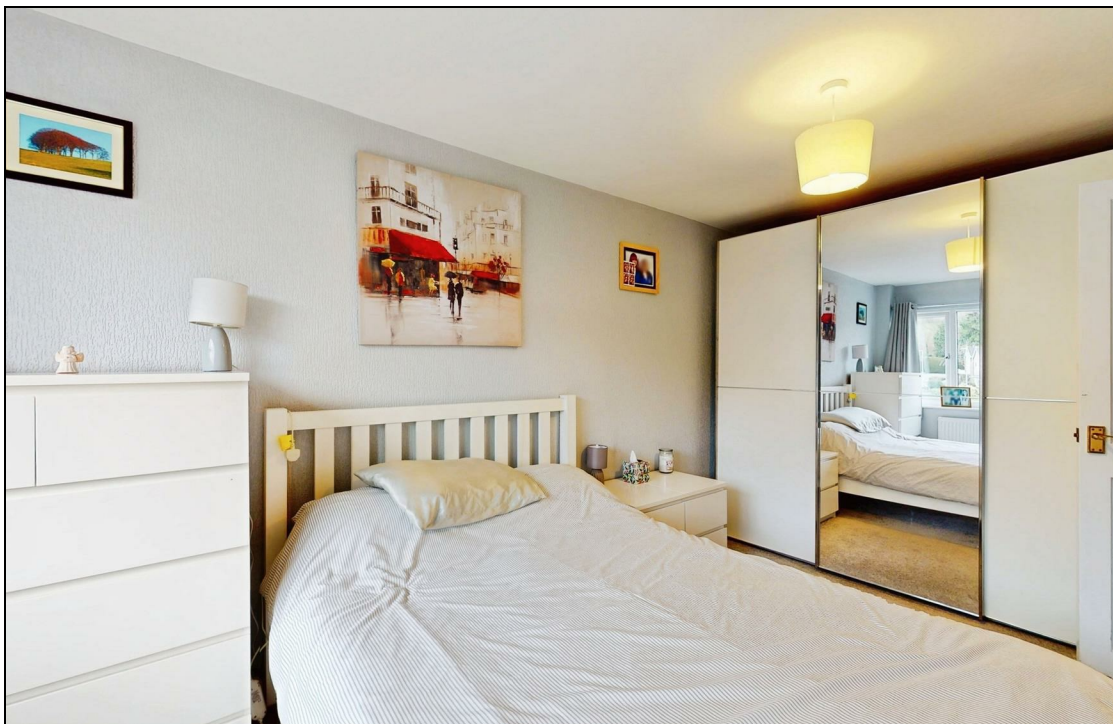
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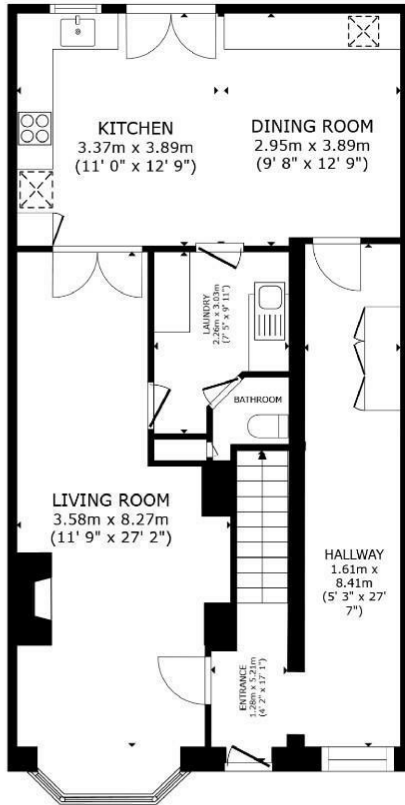
KEY FEATURES

- Detached house in Otley
- Three spacious bedrooms
 - Modern bathroom
- Large reception room
- Quiet residential area
- Close to local amenities
- Easy access to transport
- Viewing recommended

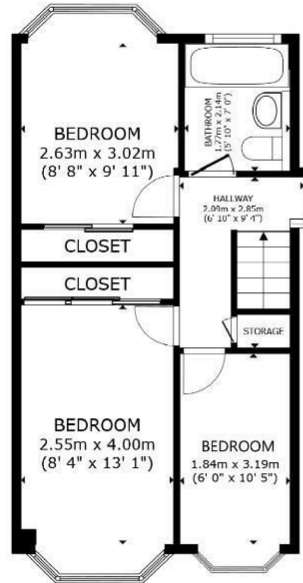






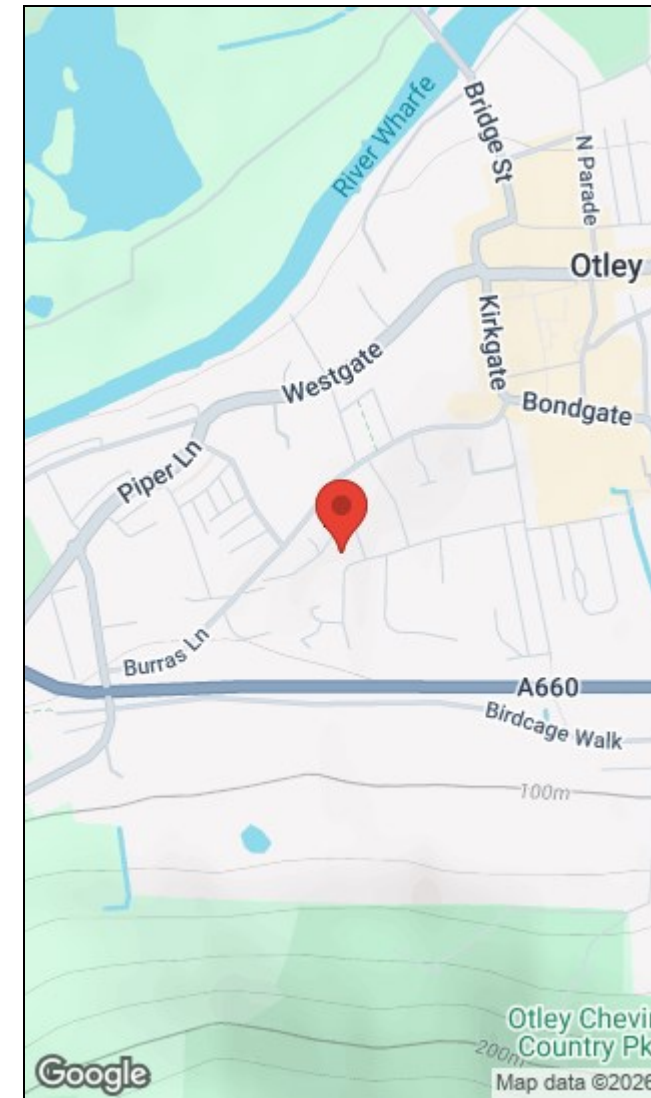


FLOOR 1



FLOOR 2

GROSS INTERNAL AREA
 FLOOR 1 80.6 m² (868 sq.ft.) FLOOR 2 40.1 m² (432 sq.ft.)
 TOTAL : 120.7 m² (1,299 sq.ft.)
 SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
(92 plus) A	81
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
55	
England & Wales	EU Directive 2002/91/EC

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