



8 Lightridge Close
Huddersfield | West Yorkshire | HD2 2HW

STEP INSIDE

8 Lightridge Close

Set within landscaped grounds extending to 1/3 of an acre, occupying a sought after tucked away position, an exceptionally well presented four bedroom detached bungalow, offered to the market with no upwards chain.

The property offers generous accommodation including a lounge, garden room and modern kitchen whilst four bedrooms benefit from two bathrooms. The gardens are delightful, wrapped within a private tree lined boundary, the properties elevated position resulting in an impressive outlook.

Located within one of Huddersfield most highly regarded locations, well served by an abundance of local services, being highly commutable with the M62 within a short drive and open countryside and scenic walks on the doorstep.

Ground Floor

A part glazed entrance door opens into the reception porch which has exposed stone to one wall and an internal door that opens into the reception hall that has a useful cloaks cupboard and access to all accommodation. A cloakroom / W.C presents a modern two piece suite finished in white.

The lounge offers exceptional accommodation, flooded with natural light through a bow window to the front elevation, commanding a stunning outlook over the garden with a woodland backdrop whilst windows to the rear sit on either side of twin doors opening directly into the conservatory. The lounge has a feature fireplace to the chimney breast with a Corian surround and an inset gas fire.

The conservatory commands a delightful outlook over the rear garden, has windows to three aspects, exposed stonework and twin doors opening onto the garden terrace.

The Kitchen has been tastefully modernised, presented with a comprehensive range of fitted furniture complimented by Quartz work surfaces that incorporates a drainer and has an inset stainless steel sink with a mixer tap over. A centrally positioned island has a Quartz surface with cupboards beneath and extends to a breakfast bar. A complement of appliances includes an integral oven and grill with a four ring hob that has a glass splashback and extractor canopy over; there is a dishwasher, automatic washing machine and a larder style fridge / freezer. The room has a contemporary styled vertical radiator, window overlooking the garden and a part glazed door opening directly onto the rear.

The property has four bedrooms the principal positioned to the rear aspect of the home with a window offering a delightful outlook over the gardens. En-suite facilities comprise a modern suite finished in white consisting of a low flush W.C, vanity drawers with wash basin over and a shower; aqua boarding to the walls and a heated chrome towel radiator.

A second bedroom to the rear aspect offers double accommodation and has a bow window resulting in a delightful outlook over the rear garden.

There are two bedrooms to the front aspect, each commanding stunning views.

The family bathroom is presented with a shower, vanity unit incorporating a wash hand basin and a W.C; the room displaying complementary tiling to the walls and floor, a heated chrome towel rail and a window to the side aspect.

















LOCAL AREA

Fixby HD2

Occupying a highly regarded position within the sought-after residential district, the property enjoys the perfect balance between convenience and countryside. Renowned for its leafy surroundings, established homes and prestigious golf course, Fixby remains one of Huddersfield's most desirable addresses, offering a peaceful setting whilst remaining exceptionally well connected.

The area is ideally placed for commuting, with Junction 24 of the M62 motorway within easy reach, providing swift access to Leeds, Manchester and the wider motorway network. Huddersfield railway station offers regular services to the region's principal commercial centres, whilst both Leeds Bradford and Manchester airports are readily accessible for national and international travel.

Huddersfield is a thriving market town rich in Victorian heritage and architectural character, centred around its impressive railway station and vibrant town centre. The town is home to the University of Huddersfield and offers an excellent range of independent boutiques, restaurants, cafés, bars and cultural attractions. Nearby Brighouse and Halifax further enhance the area's appeal, providing additional shopping, leisure and dining opportunities.

For those who enjoy the outdoors, beautiful countryside lies just beyond the doorstep, with the rolling landscapes of Calderdale and the Pennines offering an abundance of scenic walks, cycling routes and recreational pursuits. Local amenities are excellent, with highly regarded schools, farm shops, sporting facilities and the renowned Huddersfield Golf Club all contributing to an exceptional quality of life.





INFORMATION

8 Lightridge Close

The property occupies a generous plot and is centrally positioned enjoying gardens to both the front and rear aspects. A driveway to the front extends to the garage and is flanked on either side with planted beds and hedging. A shaped lawn garden enjoys a south facing aspect and steps lead up to a south facing terraced balcony.

To the rear elevation the garden is presented in a tiered format, landscaped and established set within a tree lined boundary. At the immediate rear of the property a flagged terrace steps up to the main lawn with established rose beds, rockery and shrubbed beds which divide the remaining section that is laid to lawn. A pedestrian gate gains access onto Lightridge Road.

The garage offers double accommodation, has power, lighting and an electronically operated up and over entrance door. The adjoining boiler room offers useful garden storage and has an external door to the side aspect of the property.

Additional Information

A Freehold property with mains gas, water, electricity and drainage. Council Tax Band – F. EPC Rating – D. Fixtures and fittings by separate negotiation.

Directions

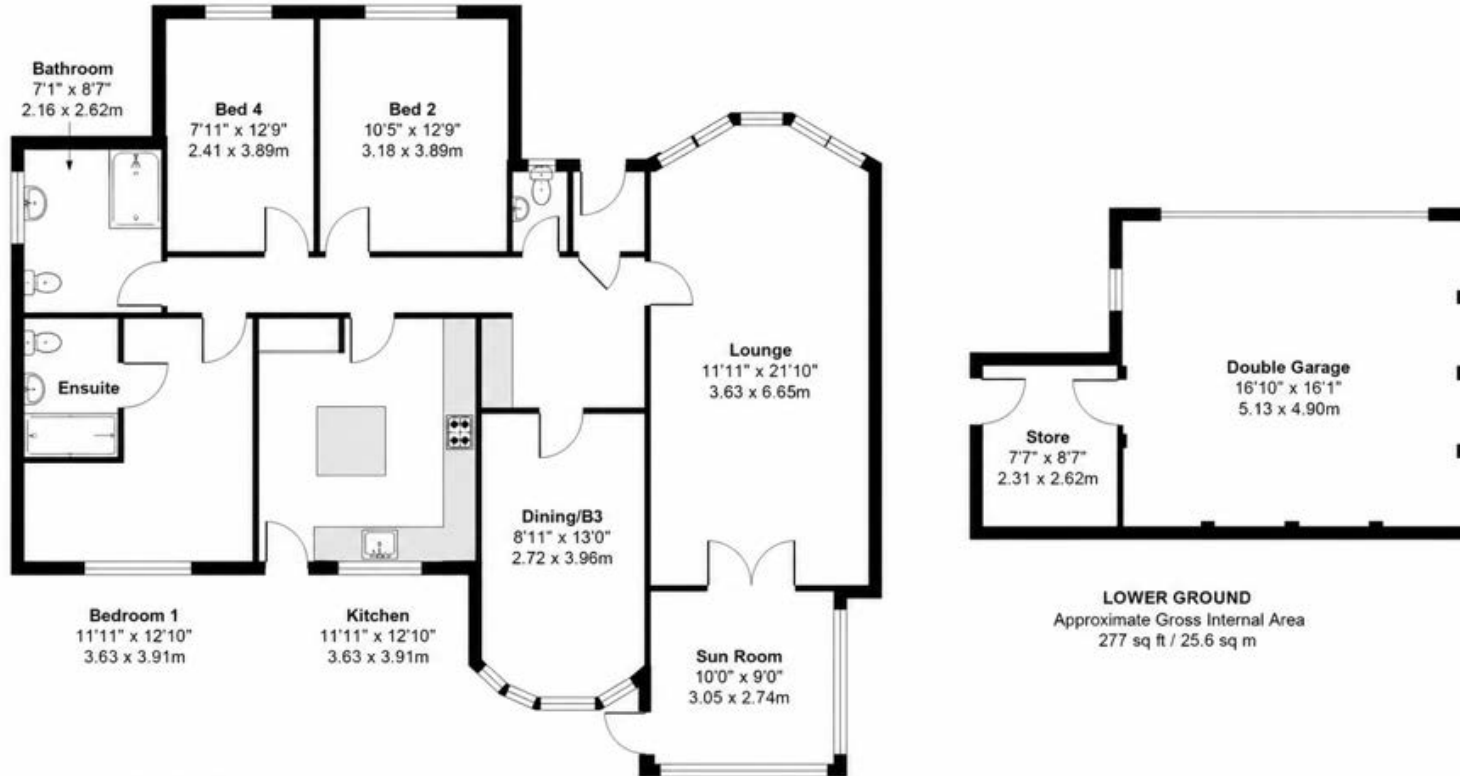
What3words – [jazz.wells.gave](https://www.what3words.com/)

OIEO £ 600,000



HD2 2HW

Approximate Gross Internal Area = 1,623 sq ft / 150.7 sq m
(Including Double Garage)



GROUND FLOOR
Approximate Gross Internal Area
1,346 sq ft / 125.1 sq m

LOWER GROUND
Approximate Gross Internal Area
277 sq ft / 25.6 sq m

This floor plan is for illustrative purposes only. Measurements are approximate and not to scale.
Doors, windows and fixtures are approximate and should be independently verified.
Produced by Elements Property



Score	Energy rating	Current	Potential
92+	A		
81-91	B		81 B
69-80	C		
55-68	D	63 D	
39-54	E		
21-38	F		
1-20	G		



Agents notes: All measurements are approximate and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. For a free valuation, contact the numbers listed on the brochure. Copyright © 2026 Fine & Country Ltd. Registered in England and Wales. Company Reg. No. 2346083. Registered office address: Lancasters Property Services, Lancaster House, 20 Market Street, Penistone, Sheffield, South Yorkshire S36 6BZ. Printed



follow Fine & Country on



Fine & Country
Unit 2 The Old Council Offices, Eastgate, Honley, Holmfirth, HD9 6PA
01484 550620 | huddersfield@fineandcountry.com

