Martin Thornton
ESTATE AGENTS

5 The Mall
Salendine Shopping Centre
144 Moor Hill Road
Huddersfield
HD3 3XA

martin-thornton.com
01484 508000



New Hey Road, Marsh
Huddersfield,

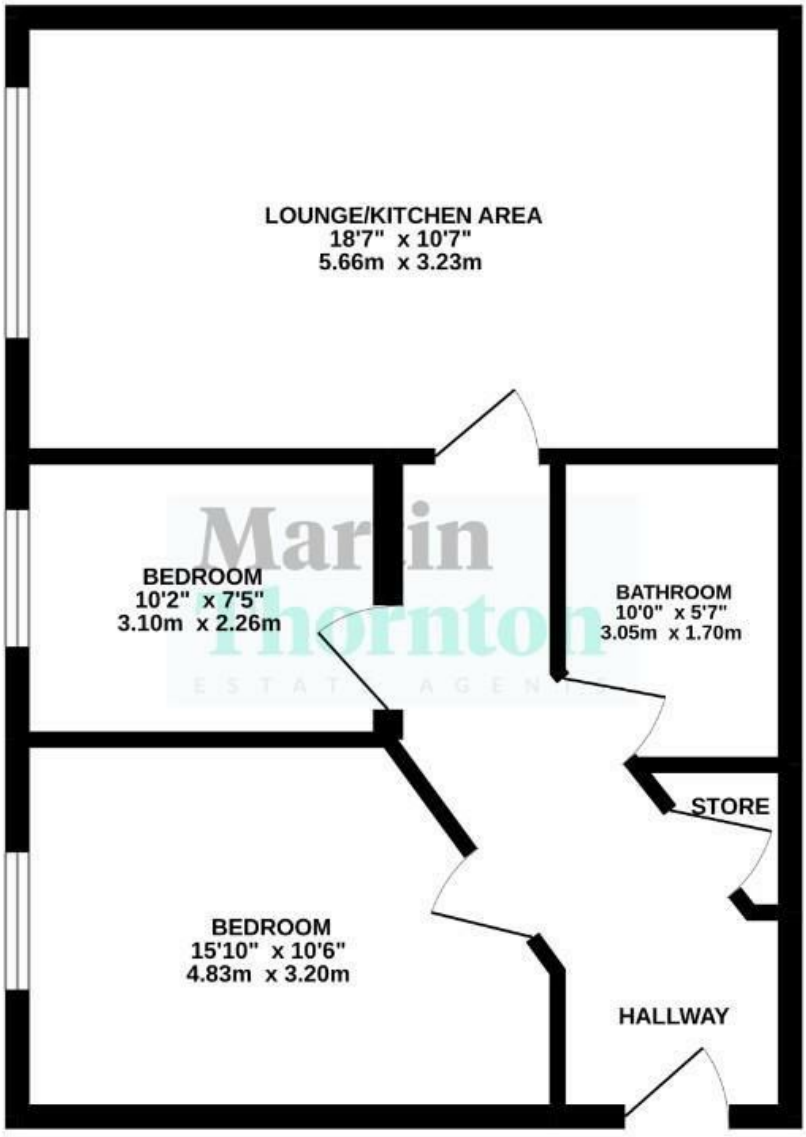
£700 Per month

Only by internal inspection can one truly appreciate the deceptive nature of this ground floor purpose built apartment. The property offers two double bedroomed accommodation along with a house bathroom and an open plan living kitchen with some integrated appliances. There is an electric heating system throughout, double glazing and allocated parking. The property may well prove suitable to the professional couple looking to be within walking distance of Marsh centre, Lindley and its various bars and restaurants.

New Hey Road, Marsh
Huddersfield,

Floorplan

GROUND FLOOR
489 sq.ft. (45.4 sq.m.) approx.



TOTAL FLOOR AREA : 489 sq.ft. (45.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Martin Thornton
ESTATE AGENTS

martin-thornton.com
01484 508000

New Hey Road, Marsh Huddersfield,

Details

Communal Hallway

An electrically operated Fermax door security system allows access to a communal hallway with a ceiling light point and Amtico style flooring. The property can be found towards the end of the corridor and a Stanton panelled door leads through to the apartment.

Inner Hallway

Along with a ceiling light point, an electric wall heater, power points, a useful linen cupboard and a laminate style flooring throughout.

Living Kitchen



The kitchen has a range of base cupboards, drawers, roll edge worktops, splashbacks with matching wall cupboards over, an integrated split level Smeg hob and oven with overlying extractor hood, with concealed lighting, plumbing for an automatic washing machine, an integrated dishwasher and a stainless steel sink unit with a mixer tap over. Throughout the room there is an Oak style laminate flooring, two electric wall heaters, two ceiling light points and additional light comes from the front elevation via a uPVC double glazed window.

Bedroom One



This double bedroom has a uPVC double glazed window to the side elevation, an electric wall heater, a wall light point, a telephone point and a ceiling light point.

Bedroom Two



Enjoying a similar outlook to bedroom one via a uPVC double glazed window this room has various power points, a ceiling light point and a wall mounted electric wall heater.

New Hey Road, Marsh Huddersfield,

Details

House Bathroom



Having a white suite comprising; low flush WC, pedestal hand basin with a chrome monobloc tap over and a panelled bath with an overlying mains fed shower. The walls are part tiled to dado height with a contrasting tiled effect floor, an extractor fan, ceiling light point and a wall mounted ladder style heated towel rail.

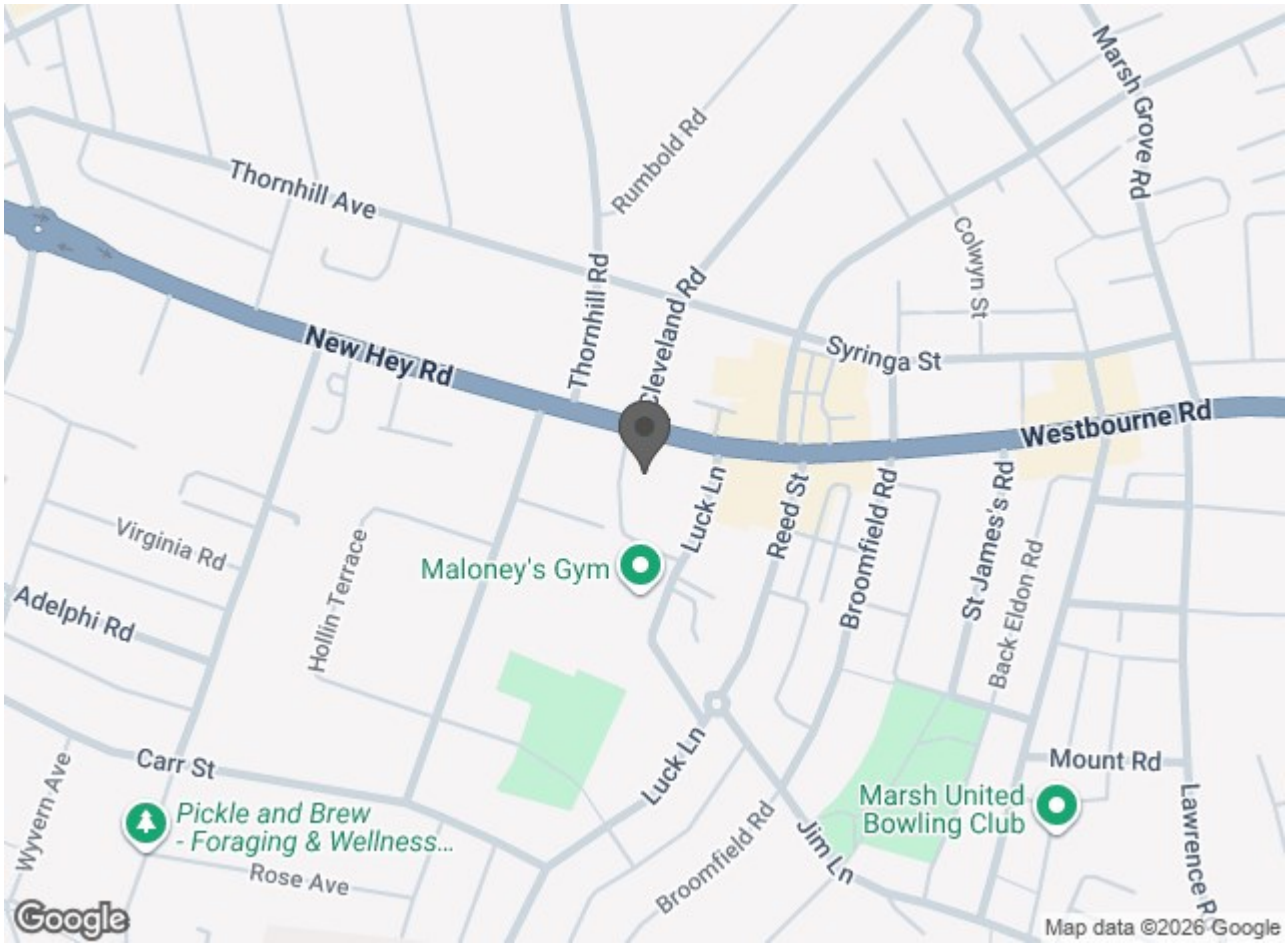
External Details



There is allocated parking along with visitor parking.

New Hey Road, Marsh
Huddersfield,

Directions



Martin Thornton
ESTATE AGENTS

martin-thornton.com
01484 508000

New Hey Road, Marsh
Huddersfield,

Lettings Disclaimer - As part of our application process, fees are not charged for a reference, the tenancy administration and the inventory check, however a holding deposit maybe required. Then if successful this will be deducted from the Rent and Deposit that will be payable before the tenancy is due to start. Please contact us for full details before you make any decision about this property or before you decide to view this property. While every reasonable effort is made to ensure the accuracy of descriptions and content, we should make you aware of the following guidance or limitations. 1 Prospective tenants will be asked to produce identification documentation during the referencing process and we would ask for your co-operation in order that there will be no delay in agreeing a tenancy. 2 These particulars do not constitute part or all of an offer or contract. 3 Photographs and plans are for guidance only and are not necessarily comprehensive. 4 The approximate room sizes are only intended as general guidance. You must verify the dimensions to satisfy yourself of their accuracy. 5 You should make your own enquiries regarding the property, particularly in respect of furnishings to be included/excluded and what parking facilities are available.