



**Dewsbury Road, DEWSBURY WF12 7JN**

**welcome to**

**Dewsbury Road, DEWSBURY**

Guide Price £160,000 - £170,000 LOOKING FOR A READY-MADE INSIDE AND OUT PROPERTY IN A POPULAR LOCATION? FTB? BUY TO LET? DOWNSIZE? TICKS ALL YOUR BOXES!!!



## Lounge

13' 1" x 11' ( 3.99m x 3.35m )

Double glazed window to front, composite door to front and gas central heating radiator.

areas to relax or entertain on.

## Kitchen / Diner

13' 2" x 12' 8" ( 4.01m x 3.86m )

Modern fitted grey matt kitchen with a range of wall and base units, complementary work surfaces, splashback mosaic tiling, asterite one and a half bowl sink drainer with mixer tap, gas hob, electric oven, intergrated fridge and washing maching maching, wall mounted cooker hood, cupboard housing the boiler, gas central heating radiator, composite door to rear, engineered wood flooring and double glazed window to rear.

## First Floor Split Landing

Doors to first floor accomodation.

## Bedroom One

13' 1" x 10' 9" ( 3.99m x 3.28m )

Two double glazed window to front and gas central heating radiator.

## Bedroom Two

13' 1" MAX x 8' 4" MAX ( 3.99m MAX x 2.54m MAX )

Double glazed window to rear, gas central heating radiator and access to loft space via drop down ladder which is partly boarded and has lighting.

## Bathroom

Modern fitted bathroom, double glazed window to rear, panelled bath with mixer tap, wall mounted shower over, chrome ladder style gas central heating radiator, WC, spot lights to ceiling, part tiled walls and tiled floor.

## Cellar Space

Ideal storage area benefitting from power points and lighting and houses both gas and electric meters.

## Exterior

The enclosed rear garden has power points and water tap with decked and artificial grass and decked



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## Dewsbury Road, DEWSBURY

- Guide Price £160,000 - £170,000
- Two Double Bedroom Mid Terrace Property
- 13ft Lounge, 13ft Kitchen Diner
- Family Bathroom, Cellar Space
- 

Tenure: Freehold EPC Rating: C  
Council Tax Band: A

guide price

**£160,000**



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
DWS117880 - 0006

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