



Tenter Hill Gardens, Shepley Huddersfield HD8 8GL

welcome to

Tenter Hill Gardens, Shepley Huddersfield

PART OF THIS FABULOUS NEW DEVELOPMENT THIS EXCELLENT STARTER HOME AFFORDS CONTEMPORARY OPEN PLAN LIVING WITH OFF STREET PARKING AND GARDEN TO REAR.* THIS PROPERTY CAN ONLY BE SOLD TO A FIRST TIME BUYER *

Summary

An early inspection would be required to fully appreciate this modern end townhouse. Part of a fabulous development in the sought after village of Shepley the property was constructed by the well renowned Yorkshire Country Properties and is of a high specification, in Yorkshire stone and particularly suited to today's modern lifestyle. Externally enhanced by a splendid enclosed garden to rear and off street parking the property boasts a cul de position and has many local amenities close at hand whilst having ease of access to the local railway station and commuting routes.

Accommodation

Open Plan Living Kitchen

17' x 10' 3" (5.18m x 3.12m)

The kitchen area is fitted with a stylish range of wall and base units with roll edge worksurfaces incorporating a sink and drainer unit with mixer tap. A range of integral appliances include the induction hob with extractor hood and an electric oven, whilst there is also plumbing for the washing machine. The room has ample space for freestanding furniture and has a laminate floor covering, inset ceiling lighting, useful understairs storage, central heating radiator and boiler, is double glazed to front aspect with French style doors leading out into the rear garden. A staircase ascends to the first floor.

W.C

White low flush w/c and hand washbasin with a continuation of the floor covering. There is inset ceiling lighting, an extractor fan and double glazed obscure window

First Floor Bedroom

13' 8" x 11' (4.17m x 3.35m)

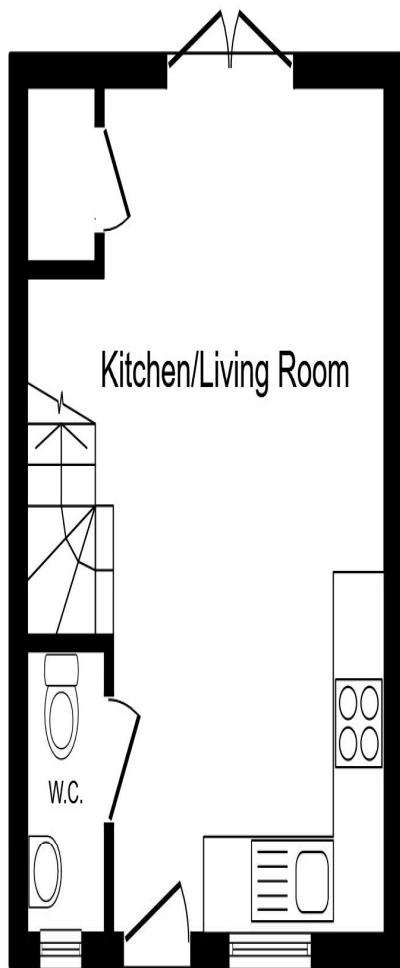
A fabulous double bedroom with loft access, central heating radiator and double glazed to front aspect affording distant views.

Bathroom

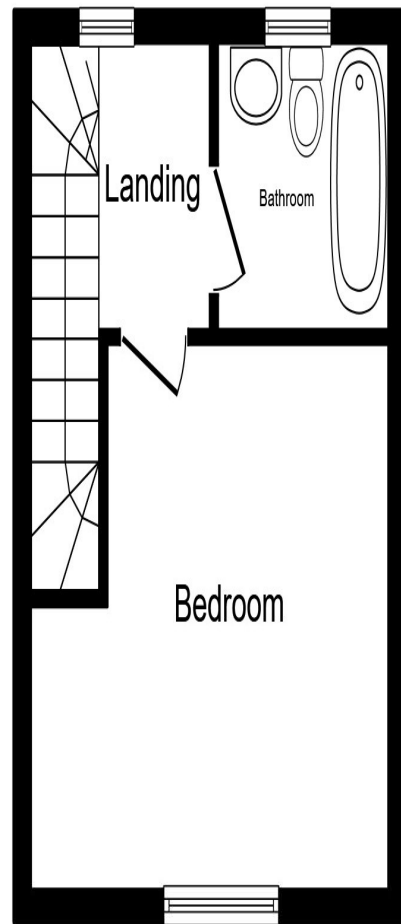
Fitted with a contemporary white suite comprising of low flush w/c, wall mounted hand washbasin and panelled bath with overhead shower unit and screen. There are complementary tiled surrounds and floor covering and the room has a chrome effect heated rail ladder, inset ceiling lighting and a double glazed obscure window.

External

To the rear is an enclosed garden on two levels that has been developed by the current vendor with an enclosed upper area grassed area and lower level paved seating area. To the front is off street parking for one vehicle and visitor parking and access to the side of the property to the rear garden



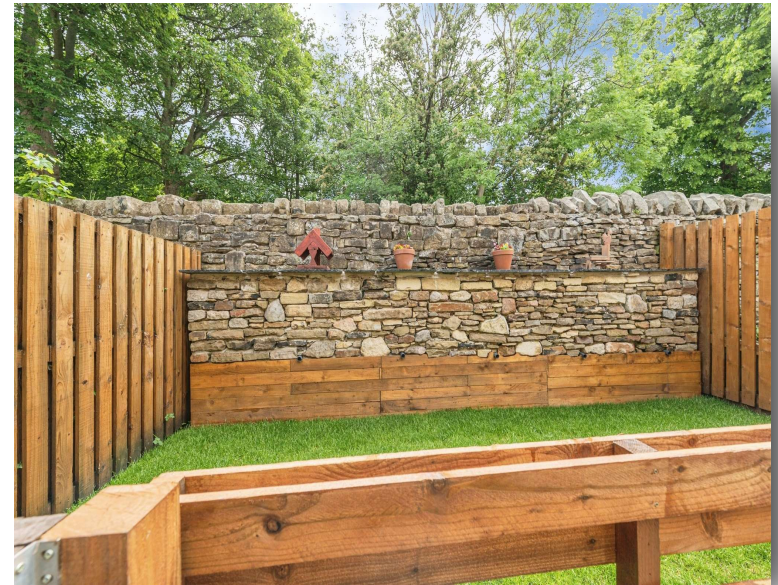
Ground Floor



First Floor

Total floor area 44.1 m² (475 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



welcome to

Tenter Hill Gardens, Shepley Huddersfield

- First Time Buyers Only
- Modern One Bedroom Accommodation
- Off Street Parking
- Popular Village Location
- Delightful Garden

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

£128,000

directions to this property:

From our offices on Victoria Street, bear left onto market walk and follow the A635 to the junction at the Sovereign Pub. Turn left onto Lane Head road and continue into Shepley. Turn right onto Tenter Hill Gardens and follow the road round to the right where the property can be found at the head of the cul de sac.

view this property online williamhbrown.co.uk/Property/HMF108957



Property Ref:
HMF108957 - 0005

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