

HUNTERS®

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Vine Street

Cleckheaton, Kirklees, BD19 3DN

Offers In The Region Of £160,000



Take a look at this larger style terraced property that enjoys a central location and offers an ideal opportunity for a young first-time buyer to move into this family home. Early enquiries are recommended of this very well presented mid through terraced property that sits well in a popular location off Whitcliffe Road where it enjoys excellent access to the town centre, local schools, greenway and is just a few minutes' drive from the M62. Having been very well maintained by its current owners, this deceptive property offers larger than expected accommodation that would ideally suit those looking for their first home or those looking to downsize - especially given its central location. Inside, its well-planned living accommodation includes a useful entrance porch, a great sized lounge with high ceilings and decorative ceiling cornice, has a well-appointed breakfast style kitchen with plenty of units and access to the rear yard, whilst the first floor boasts two very good-sized bedrooms as well as a spacious bathroom suite. Other features include gas central heating system, double glazed windows and it has the advantage of an enclosed yard to the rear. The property enjoys a convenient location within easy access of the centre of Cleckheaton and travel to Bradford, Leeds and Manchester.



ENTRANCE PORCH

Having a tiled floor and hardwood door to front entrance

LOUNGE 13'5" x 13'8" (4.11m x 4.19m)

A spacious family front reception room with a feature gas fire, stone effect fire place surround, radiator and wood double glazed window to the front.

DINING KITCHEN 13'5" x 13'8" (4.11m x 4.19m)

Fitted with a range of wall and base units, stainless steel sink unit, tiled splash back, cooker point, plumbing for an automatic washing machine, radiator and a double glazed window.

INNER LANDING

Stairs leading to first floor with access to two double bedrooms and family bathroom

BEDROOM 1 12'5" x 9'4" (3.81m x 2.87m)

Having fitted wardrobes, radiator and a double glazed window

BEDROOM 2 8'0" x 7'10" (2.46m x 2.39m)

Another good sized bedroom with fitted wardrobes and a radiator, double glazed window.

BATHROOM

A large bathroom with fitted with a three piece suite comprising low flush Wc, vanity sink unit, panelled bath, storage cupboard,radiator and a double glazed window.

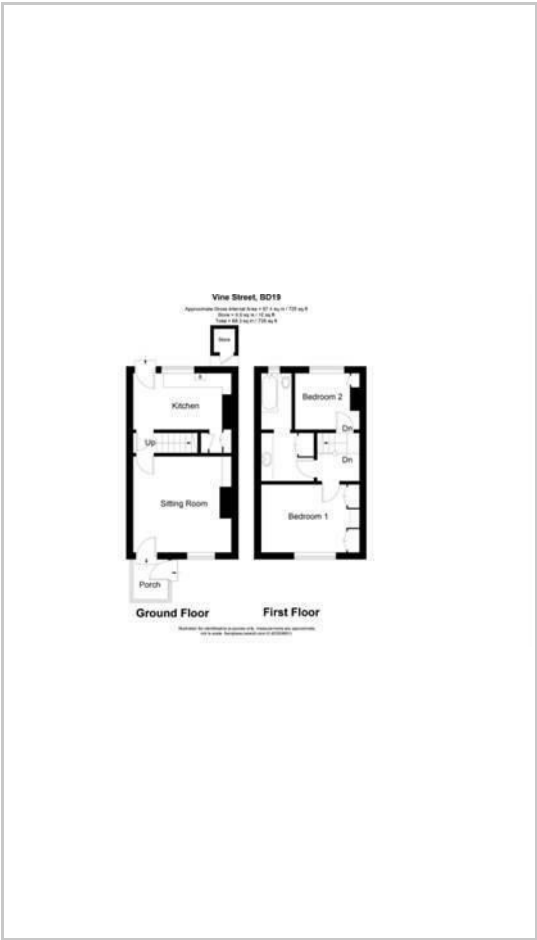
OUTSIDE

Having a small low maintenance garden to the front with a enclosed yard to the rear.

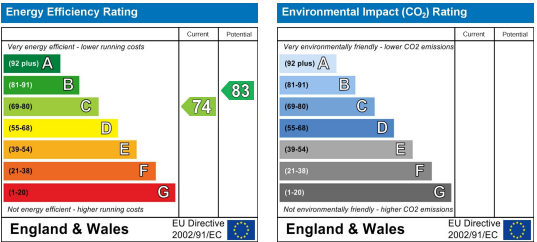
Area Map



Floor Plans



Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.