

HUNTERS[®]

HERE TO GET *you* THERE



The Common

Thornhill, Dewsbury, WF12 0LJ

Offers In The Region Of £160,000



Hunters are delighted to offer for sale this well-kept two-bedroom mid-terrace home, located in a sought-after part of Dewsbury. Thoughtfully updated to a high standard by the current owner, this move-in-ready property is ideal for first-time buyers, professional couples, or young families seeking a blend of character and modern comfort.

The home enjoys a spacious and well-laid-out interior, with a cosy yet contemporary feel throughout. The property offers a generous, south-facing rear garden, perfect for enjoying the sun throughout the day, with plenty of room for outdoor seating and gardening. Accommodation is spread across two floors, with a ground floor bathroom, a modern fitted kitchen, and two good sized bedrooms — one with its own en-suite WC. This property is sold with an onward chain. To avoid disappointment, please call the office to arrange a viewing.



ENTRANCE HALL

Welcoming hallway entered via a modern composite door, with central heating radiator and staircase leading to the first floor.

LIVING ROOM 12'6" x 15'10" (3.81m x 4.83m)

A spacious and light-filled reception room featuring a large double glazed window to the front, central heating radiator, and a stylish focal fireplace with inset gas fire. Access to a useful cellar for storage.

KITCHEN 12'6" x 11'6" (3.81m x 3.51m)

Recently updated with a well finished range of fitted wall and base units, contrasting worktops, stainless steel sink with drainer, integrated oven and hob, and plumbing for a washing machine or dishwasher. Finished with tiled flooring, rear double glazed window and uPVC door opening onto the garden.

BATHROOM 11'3" x 4'7" (3.43m x 1.40m)

A contemporary three-piece suite comprising panelled bath with shower attachment, low flush WC, and wash basin. Fully tiled with a rear-facing window and modern finish.

BEDROOM ONE 13'3" x 8'7" (4.04m x 2.62m)

Double bedroom positioned at the front of the property, with central heating radiator, fitted storage and with an en suite bathroom Modern two-piece suite with low level WC and wash basin with splashback tiling.

BEDROOM TWO 10'5" x 6'9" (3.18m x 2.06m)

A good-sized second bedroom overlooking the rear garden, complete with central heating radiator and double glazed window.

GARDEN

To the rear is a generous south-facing tiered garden, ideal for sunny days with a patio area and room to personalise. Low-maintenance buffer garden to the front with on-street parking available.

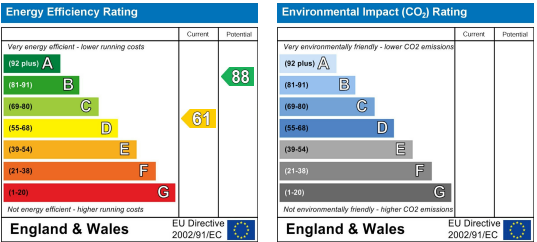
Area Map



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.