



**188 Longwood Road, Longwood**  
Huddersfield

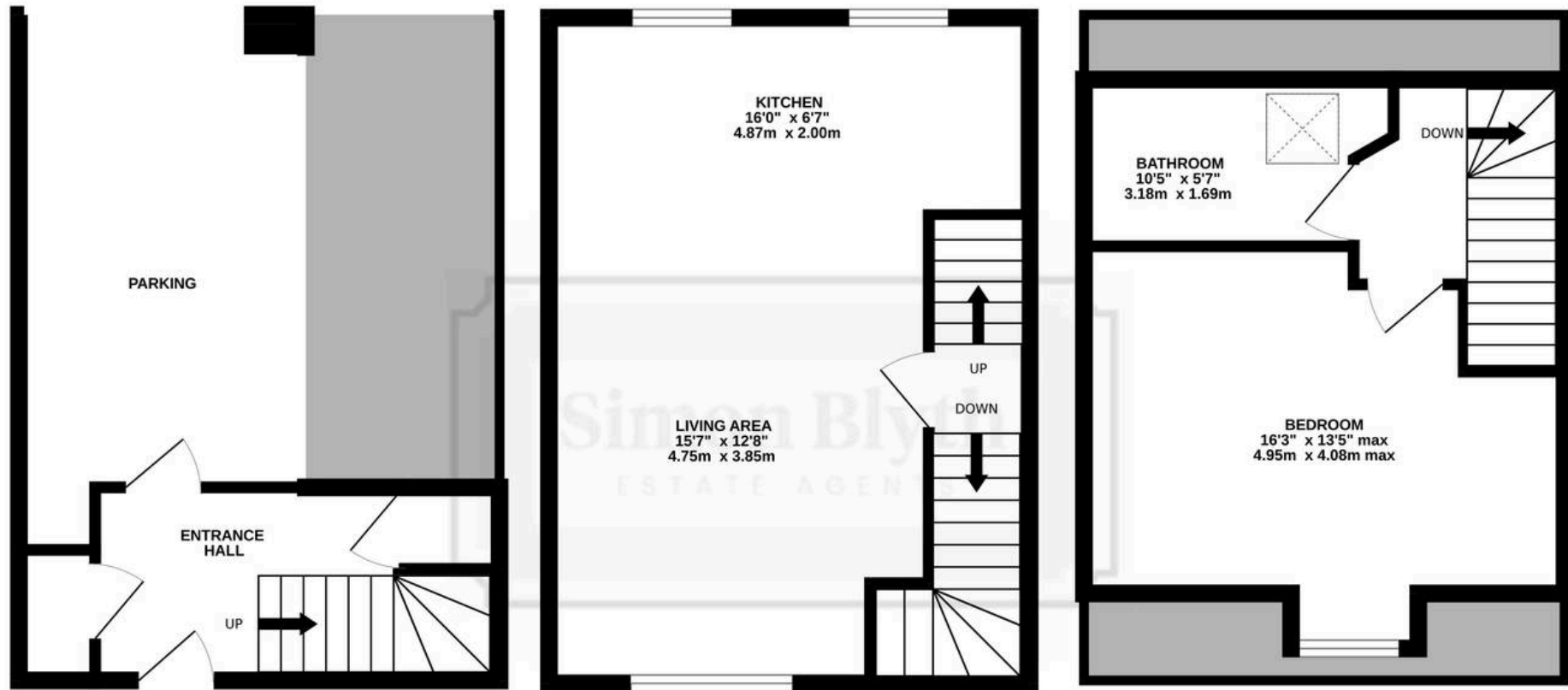
Offers in Region of **£139,950**



GROUND FLOOR

FIRST FLOOR

SECOND FLOOR



LONGWOOD ROAD

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## 188 Longwood Road

Longwood, Huddersfield

Available with vacant possession and no onward chain is this modern semi detached house with covered parking and enjoying southerly views over the Colne Valley.

The property is ideal for someone looking to take their first steps on the property ladder and provides comfortable and manageable accommodation which is served by gas central heating system, pvcu double glazing and briefly comprises to the ground floor entrance hall with a courtesy door to the covered parking area together with staircase rising to the first floor and giving access to spacious open plan living kitchen. To the second floor a landing leads to a double bedroom and four piece bathroom.

Externally there is a flagged area to the front which is screened from the road whilst to the rear there is an entrance from Harp Road giving access to the covered parking area.





### Ground Floor Entrance Hall

With pvcu and frosted double glazed door, there is a pvcu double glazed window, central heating radiator, spindled staircase to one side rising to the first floor with useful storage cupboard beneath, there is a further cupboard which has wall mounted ideal gas fired central heating boiler and plumbing for automatic washing machine. Further door gives access to covered parking area.

### First Floor Landing

With pvcu double glazed window, inset ceiling down lighters and staircase rising to the second floor, to one side a door opens into the living kitchen.

### Living Area

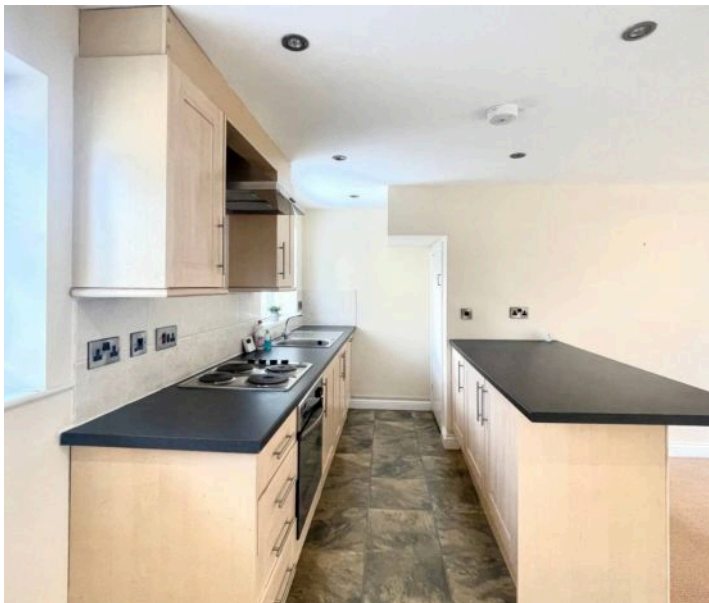
15' 7" x 12' 8" (4.75m x 3.86m)

This has inset ceiling down lighters, central heating radiator and a pvcu double glazed window enjoying a southerly aspect with views over the Colne Valley.

### Kitchen

16' 0" x 6' 7" (4.88m x 2.01m)

This is open plan to the living room and has two pvcu double glazed windows looking out to the rear, there are inset ceiling down lighters, central heating radiator, useful storage cupboard beneath the stairs and fitted with a range of shaker style base and wall cupboards, drawers, contrasting overlying worktops with tiled splash backs and to one side the worktops extend to form a breakfast bar. There is an inset single drainer stainless steel sink, with chrome mixer tap, four ring stainless steel electric hob with extractor hood over and electric oven beneath, integrated fridge, integrated freezer and integrated dishwasher.





### **Second Floor Landing**

With inset ceiling down lighters and loft access. from the landing access can be gained to the following:-

### **Bedroom**

16' 3" x 13' 5" (4.95m x 4.09m)

This has pvcu double glazed window with southerly views over the Colne Valley along with taking in Castle Hill and Emley Moor Mast. There are inset ceiling down lighters and central heating radiators.

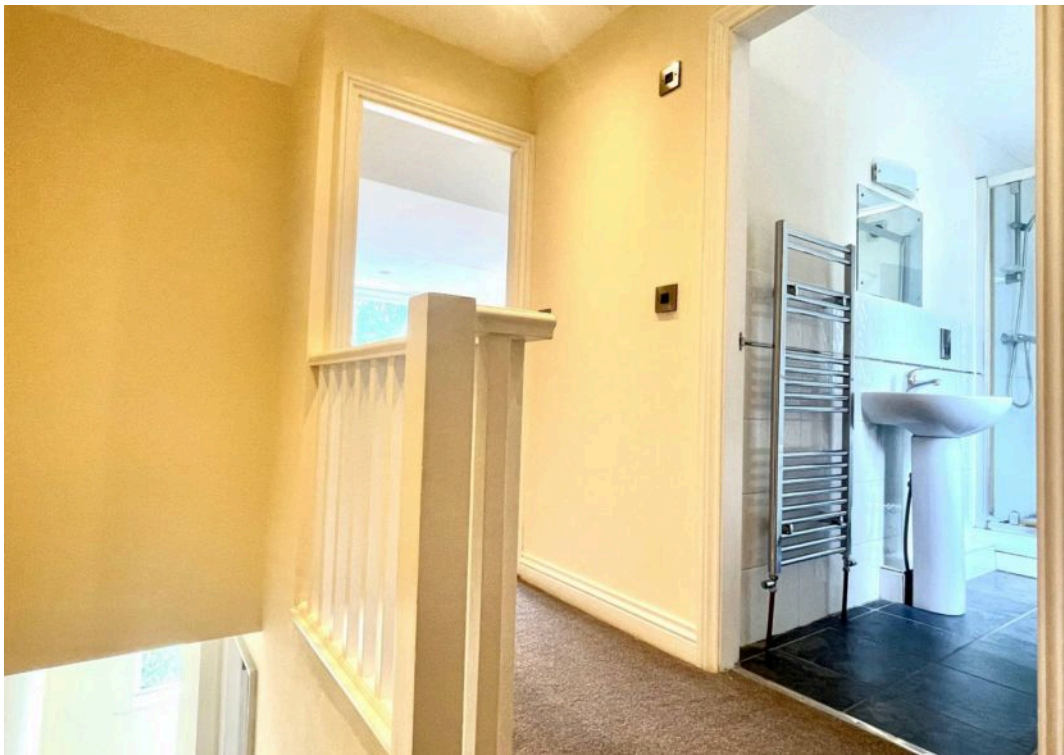
### **Bathroom**

10' 5" x 5' 7" (3.18m x 1.70m)

With velux double glazed window, inset ceiling down lighters, part tiled walls, wall light, shaver socket, chrome ladder style heated towel rail, tiled floor and fitted with a suite comprising panelled bath, pedestal wash basin, low flush WC and shower cubicle with chrome shower fitting.









### **Garden**

There is a small flagged area to the front which is screened from Longwood Road.

### **Allocated Parking**

There is a covered parking area.



**VIEWING** For an appointment to view, please contact the Huddersfield Office on 01484 651878

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2. None of the main services, i.e. gas, water, electricity, drainage or central heating system (if any) have been tested in any way whatsoever. This also includes appliances which are to be left in situ by the vendors

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Monday to Friday - 8:45 am to 5:30 pm

Saturday - 9:00 am - 4:00 pm Sunday - 11:00 am - 2:00 pm





## Simon Blyth Estate Agents

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