



Applegate
Properties



- End Terraced
- Three Bedrooms
- Garden & Parking
- Popular village

Chapel Terrace, Honley, Holmfirth, HD9 6JA Guide Price: £200,000 - £210,000

A well presented three bedroom end terrace with generous garden and gated parking close to popular Honley village.



PROPERTY DESCRIPTION

Occupying a popular position close to the regarded and varied shops, schools and amenities of Honley village is this attractive end terrace. Affording well presented three bedroom accommodation which may suit the needs of a variety of buyers including the first time buyer, young family or indeed down-sizer.

Having gas central heating (new boiler 2023) the accommodation comprises: Entrance Lobby, spacious Living Room, fitted Breakfast Kitchen with modern units and door to rear garden. To the First Floor are Three Bedrooms (two double) and Bathroom furnished with a three piece white suite and over bath shower. Externally, the property is accessed via a shared lane to the front with on street parking available. To the rear can be found a generous garden which includes attractively paved patio, lawn, large timber storage shed and gated parking area, accessed via a shared rear lane.

EPC: D

Tenure: Freehold

Council Tax: B

Agents Note – The property has solar panels fitted to the rear elevation. Details of tariff available on request.

IMPORTANT NOTE: In order to be compliant with legislation all purchasers will be subject to Client Due Diligence checks and must provide original copies of identification to The Agent, either whilst visiting the property or in our Holmfirth branch. Properties cannot be classed as Sold Subject to Contact until the correct form of identification is sighted. Please contact our office on 01484 682999 for any further clarification or to discuss acceptable forms of identification.



I



Approx Gross Internal Area
67 sq m / 724 sq ft



Ground Floor
Approx 34 sq m / 361 sq ft

First Floor
Approx 34 sq m / 362 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		87 B
69-80	C		
55-68	D	60 D	
39-54	E		
21-38	F		
1-20	G		

Tenure & Boundaries

The tenure and boundary ownership have not been checked on the title deeds for discrepancies or rights of way if any by the agent.

Floor Plan

All plans are for illustrative purposes only and are not to scale. Due to variations and tolerances in metric and imperial measurements, the measurements contained in these particulars must not be relied upon. Those wishing to order carpets, curtains, furniture or other equipment must arrange to obtain their own measurements.

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Measurements

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Services, Fittings & Equipment

At the time we received instruction to place the property on the market, services, fittings and equipment referred to in the sales details had not been tested or checked. No warranty can be given as to their condition. No mains services have been checked.

Any intending purchaser must satisfy themselves to the condition of the property and any fittings, as no warranty is provided by the seller, agent or representatives employed by them.

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Office Opening Hours

Monday – Friday 9.00am – 5.00pm

Saturday – 9.00am – 4.00pm

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