Robert Watts

GETTING WEST YORKSHIRE MOVING

27 Oxford Drive, Gomersal, Cleckheaton, West Yorkshire, BD19 4TU

NO CHAIN: Well presented Semi Detached that is need of some updating but we feel is reflected in the sensible asking price. Provides 3 Bedrooms and occupies a cul de sac location close to Gomersal Cricket Club. The property is available with immediate possession.

The accommodation comprises: Entrance Hall, Lounge, Dining Room, Kitchen, 3 Bedrooms & Bathroom.

Asking Price £240,000

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ENTRANCE HALL

LOUNGE 14' x 12' (4.27m x 3.66m)

DINING ROOM 9'10" x 7'11" (3m x 2.41m)
Double doors leading to the lounge.

KITCHEN 9'10" x 7' (3m x 2.13m)
Range of basic kitchen units. Built in oven and hob.

LANDING Airing cupboard.

BEDROOM 1 12'11" x 9' (3.94m x 2.74m)

BEDROOM 2 11' x 9' (3.35m x 2.74m)

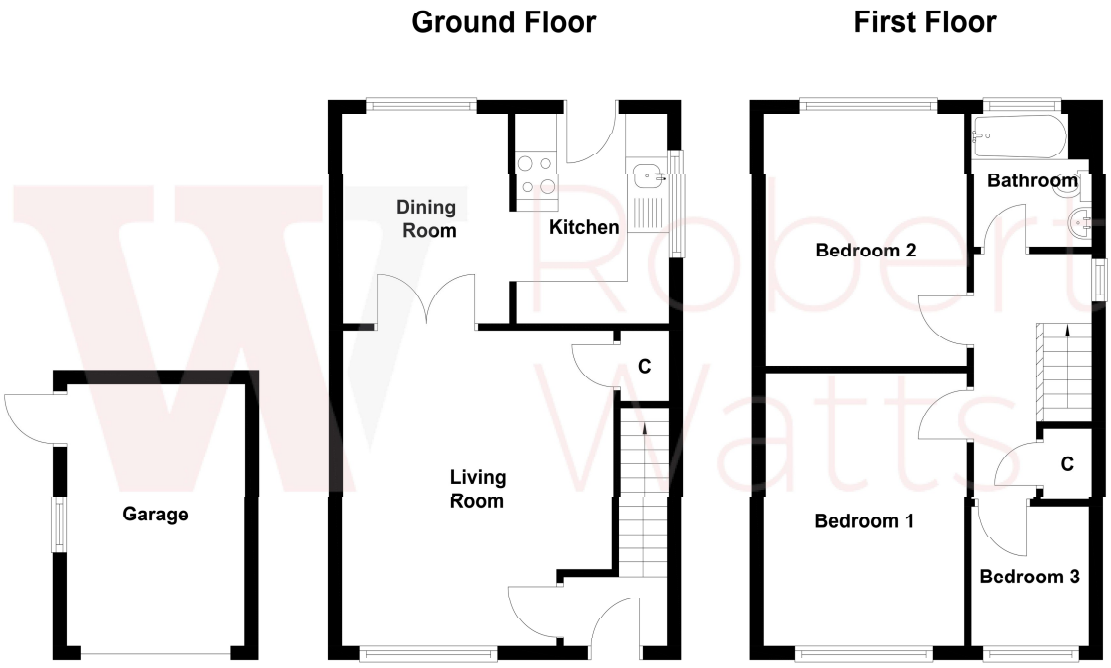
BEDROOM 3 6' x 5'11" (1.83m x 1.8m)

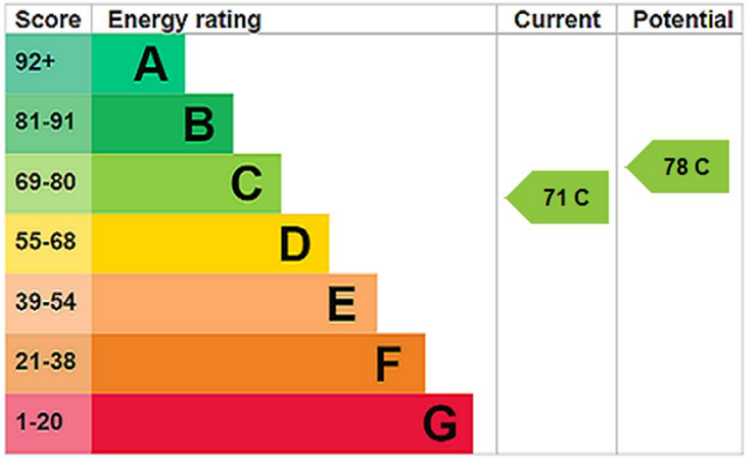
BATHROOM/W.C. White bathroom suite. Tiled walls and flooring.

OUTSIDE Garden to front, shared drive to side leading to detached garage. To the rear of the property is an enclosed garden laid mainly to lawn with paved patio/seating area.

PLEASE NOTE If you proceed with an offer on this property we are obliged to undertake mandatory Anti Money Laundering checks on behalf of HMRC. All estate agents have to do this by law and we outsource this process to our compliance partners Credas who charge a fee for this service.

The Fixtures & Appliances included have not been tested and therefore no guarantee can be given that they are in working order. Every care has been taken with the preparation of these sales particulars, but complete accuracy cannot be guaranteed. If there is any point, which is of particular importance you should obtain independent verification, or we will be pleased to check them for you. These sales particulars do not constitute a contract or part of a contract.





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