



48 Smithy Parade, Dewsbury, WF12 0HL

£800



Immediate Availability. Offering this spacious refurbished, two bedroom semi-detached house, offered unfurnished, located close to schools, all amenities and the motorway network. the property is warmed by gas central heating and benefits from double glazing. The property briefly comprises; a spacious lounge, newly fitted kitchen and dining area with an integrated electric hob/oven and plumbing for an automatic washing machine. Addition storage area next to the side entrance to the property. First floor – Two bedrooms (One double with a storage cupboard and one spacious single bedroom with fitted wardrobes), shower room comprising of; shower unit/electric shower, pedestal wash hand basin and low flush WC. Exterior – Front – small garden with shrubs and plants and a large enclosed rear garden with hedges, shrubs and plants. Pets will be considered. On street parking available. Deposit £1009 (Equal to 5 Weeks Rent). Holding Deposit Required to Apply. EPC Rating (TBC)

- New Gas Central Heating Boiler
- Kitchen/Diner
- Large Enclosed Rear Garden
- Council Tax Band - A
- Spacious Lounge
- Two Bedrooms
- On Street Parking

