



RESIDENTIAL

SALES | LETTINGS | PROPERTY MANAGEMENT

8 The Woodlands, Holmfirth, HD9 4NN

£1,150 Per Month





8 The Woodlands

Holmfirth, HD9 4NN

- A STUNNING CHARACTERFUL RESIDENCE
- SET WITHIN EXTENSIVE COMMUNAL GROUNDS
- THREE BEDROOMS/OFFICE
- INTEGRATED APPLIANCES
- OVER SEVEN ACRES OF COMMUNAL GROUNDS
- ON THE FRINGES OF THE PEAK DISTRICT
- STUNNING LOUNGE/DINING ROOM
- HOUSE BATHROOM AND EN-SUITE
- GAS C/HEATED & DOUBLE GLAZED
- TWO PARKING SPACES

SUPERIOR SETTING OF MELTHAM *A STUNNING LOCATION* this highly desirable location of Meltham, within stunning woodlands, is "PERFECT FOR KEEN WALKERS" this most impressive *THREE BEDROOM* residence which is ideal for a family or business executives, set within a stunning Victorian Building which also offers 7 acres of stunning landscape grounds for you to explore. Ideally situated in the highly regarded, picturesque village of Meltham on the fringes of the Peak District National Park. Located close to M62 commuter networks with great access to surrounding areas such as Manchester, Leeds and Sheffield whilst also providing excellent commuter links via local rail and bus services, being just a short distance away from charming walks and local amenities. The property boasts gas central heating and double glazing with security alarm, this spacious accommodation briefly comprising of:- communal entrance with inner lobby and staircase rising to the first floor landing and hallway leading to this grand apartment. Entrance reception hallway which leads to the master bedroom boasting an en-suite facility, house bathroom, second bedroom and a third bedroom/working office with amazing views, the hallway leads onto this grand lounge/dining room boasting high ceiling and period features with a separate modern fitted kitchen. Externally the property benefits from communal grounds with off road parking for TWO vehicles, scenic views and well established communal grounds. Viewing is highly recommended to fully appreciate the size of this property. To book a viewing call !



COMMUNAL ENTRANCE

STAIRCASE LEADS TO FIRST FLOOR

INNER LOBBY

ENTRANCE DOOR

ENTRANCE HALLWAY

MASTER BEDROOM

12'10 x 11'1 (3.66m'3.05m x 3.35m'0.30m)

EN-SUITE 6'4 x 5'3 (1.83m'1.22m x 1.52m'0.91m)

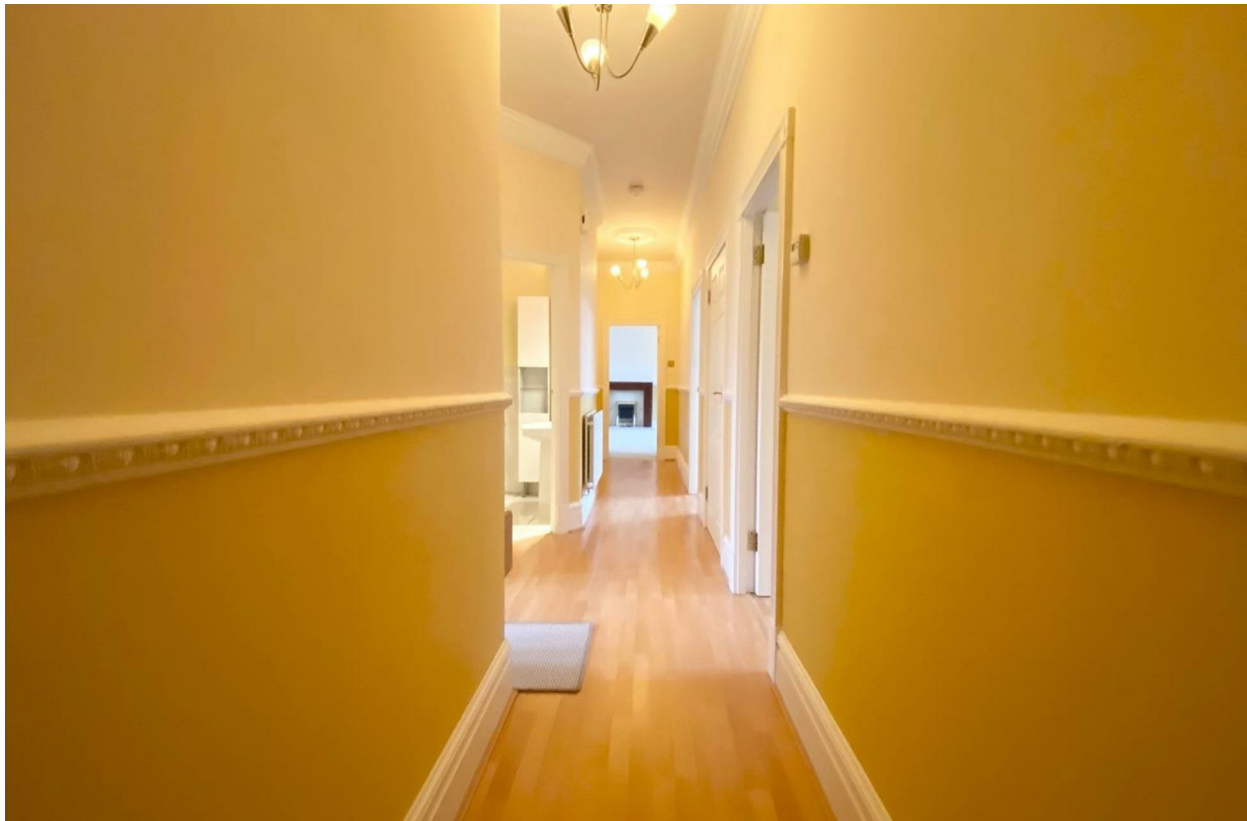
HOUSE BATHROOM

7'3 x 6'4 (2.13m'0.91m x 1.83m'1.22m)

BEDROOM TWO

12'1 x 10'3 (3.66m'0.30m x 3.05m'0.91m)





[Directions](#)

BEDROOM THREE/OFFICE

12'6 x 10'3 (3.66m'1.83m x 3.05m'0.91m)

LOUNGE/DINING ROOM

27'1 x 16'2 (8.23m'0.30m x 4.88m'0.61m)

KITCHEN

12' x 9'10 (3.66m' x 2.74m'3.05m)

EXTERNALLY

FURTHER PHOTOS

ABOUT THE VIEWINGS

Council Tax Bands

RENTAL INFORMATION 2020

ABOUT THE VIEWINGS

ABOUT THE AREA

EPC ENDS MARCH 2030







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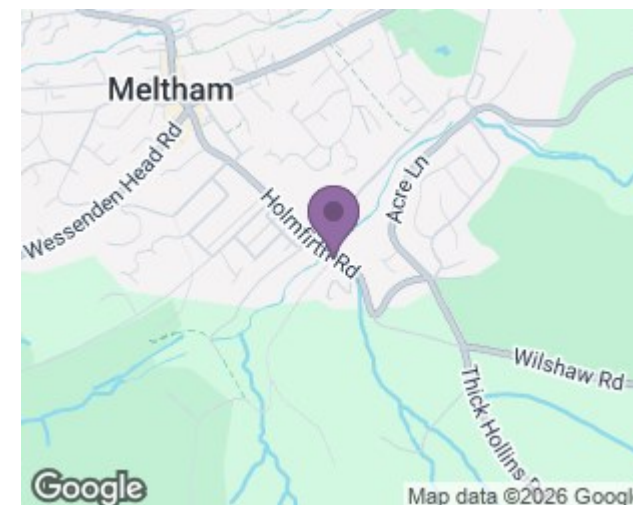


Floor Plans

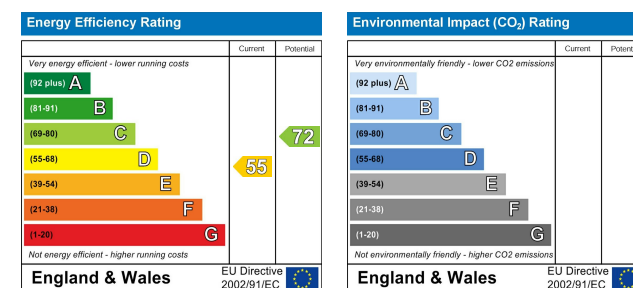


The Woodlands, Meltham, Holmfirth

Location Map



Energy Performance Graph



The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.