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Dyson Street, Dalton Huddersfield, Yorkshire

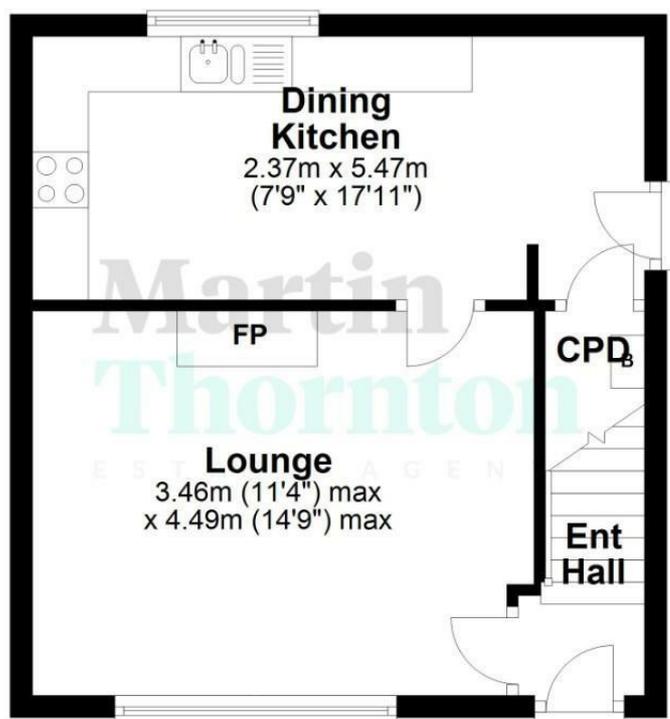
£775 Per month

Having been recently renovated by the current owner, is this lovely well presented two double bedroom semi detached house. The property which benefits from on street parking to the front elevation and a lovely fenced enclosed front and rear garden. The property also combines a modern stylish kitchen with some integrated appliances and a contemporary style house bathroom. The accommodation comprises of; entrance hall, lounge, dining kitchen, and to the first floor, two double bedrooms and a house bathroom. As one would expect, the property enjoys a gas central heating system and is fully uPVC double glazed.



Ground Floor

Approx. 32.7 sq. metres (352.4 sq. feet)



First Floor

Approx. 33.0 sq. metres (355.2 sq. feet)



Total area: approx. 65.7 sq. metres (707.6 sq. feet)

This floor plan is intended to give a general indication of the proposed floor layout only. Dimensions should not be used for carpets, flooring, appliance spaces or items of furniture fixed or free standing.
Plan produced using PlanUp.

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Entrance hall

A composite style door with a double glazed insert opens to the entrance hall, where there is a staircase rising to the first floor.

Dinning Kitchen



The property has a range of modern base cupboards, drawers, roll edge work tops, tile splash backs and matching wall cupboards over. There are integrated appliances including a split level hob and oven, inset stainless steel sink unit with a mixer tap along with plumbing for an automatic washing machine, Karndean style floor running throughout. There are uPVC double glazed windows overlooking the rear garden and a stable style uPVC double glazed door gives access to the rear.

Living Room



The lounge has lots of light from the front elevation via three uPVC double glazed windows over looking the driveway. There is coving to ceiling, ceiling light point and a gas fire with wooden surrounding.

First floor Landing

As mentioned, from the entrance hall, the staircase rises to the first floor landing and enjoys a light point along with a uPVC double glazed window to the side elevation allowing natural light and a ceiling light point.

Bedroom One



The master bedroom is set to the front of the property and is

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of a particular good size and incorporates a walk in cupboard with various hanging rails and shelving options. There is a ceiling light point and a radiator.

Bedroom Two



To the front of the property there is a mature garden. To the rear of the property, there is a lovely fenced enclosed garden and a useful potting shed.

This double room is set to the rear of the property and has three uPVC double glazed windows looking down to the garden below. There is a ceiling light point and a radiator.

Bathroom

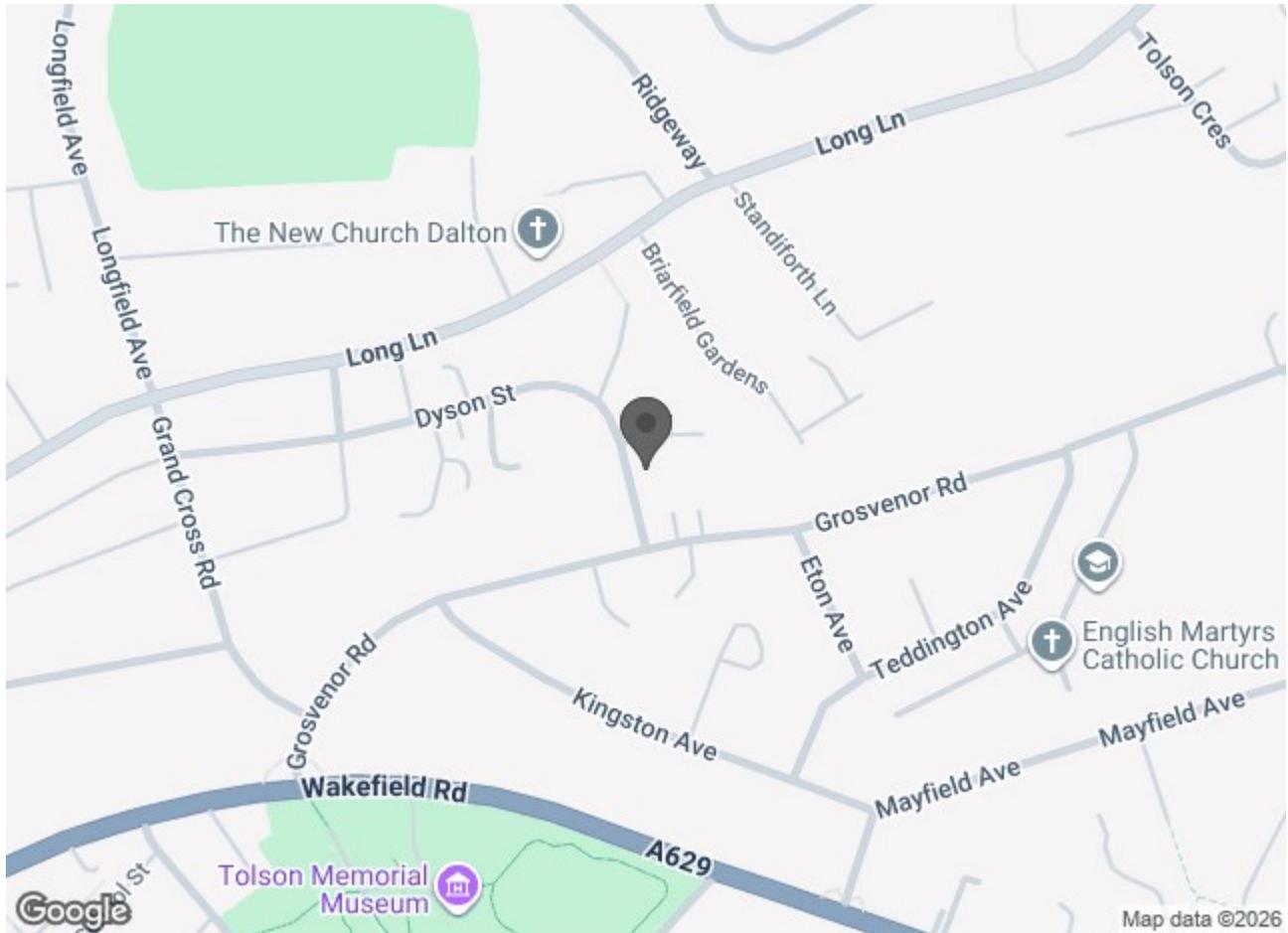


Having a modern white suite, comprising of; low flush WC, pedestal hand basin along with a panelled bath and overlying electric shower. The walls are tiled with a contrasting tiled floor with light to the ceiling with a chrome towel rail.

External Details

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Directions



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Lettings Disclaimer - As part of our application process, fees are not charged for a reference, the tenancy administration and the inventory check, however a holding deposit maybe required. Then if successful this will be deducted from the Rent and Deposit that will be payable before the tenancy is due to start. Please contact us for full details before you make any decision about this property or before you decide to view this property. While every reasonable effort is made to ensure the accuracy of descriptions and content, we should make you aware of the following guidance or limitations. 1 Prospective tenants will be asked to produce identification documentation during the referencing process and we would ask for your co-operation in order that there will be no delay in agreeing a tenancy. 2 These particulars do not constitute part or all of an offer or contract. 3 Photographs and plans are for guidance only and are not necessarily comprehensive. 4 The approximate room sizes are only intended as general guidance. You must verify the dimensions to satisfy yourself of their accuracy. 5 You should make your own enquiries regarding the property, particularly in respect of furnishings to be included/excluded and what parking facilities are available.