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- Awaiting EPC
- Four Bedrooms (2 En-Suite)
- Front & Rear Gardens & Access To Communal Meadow
- Sought After Village Location Of Haworth

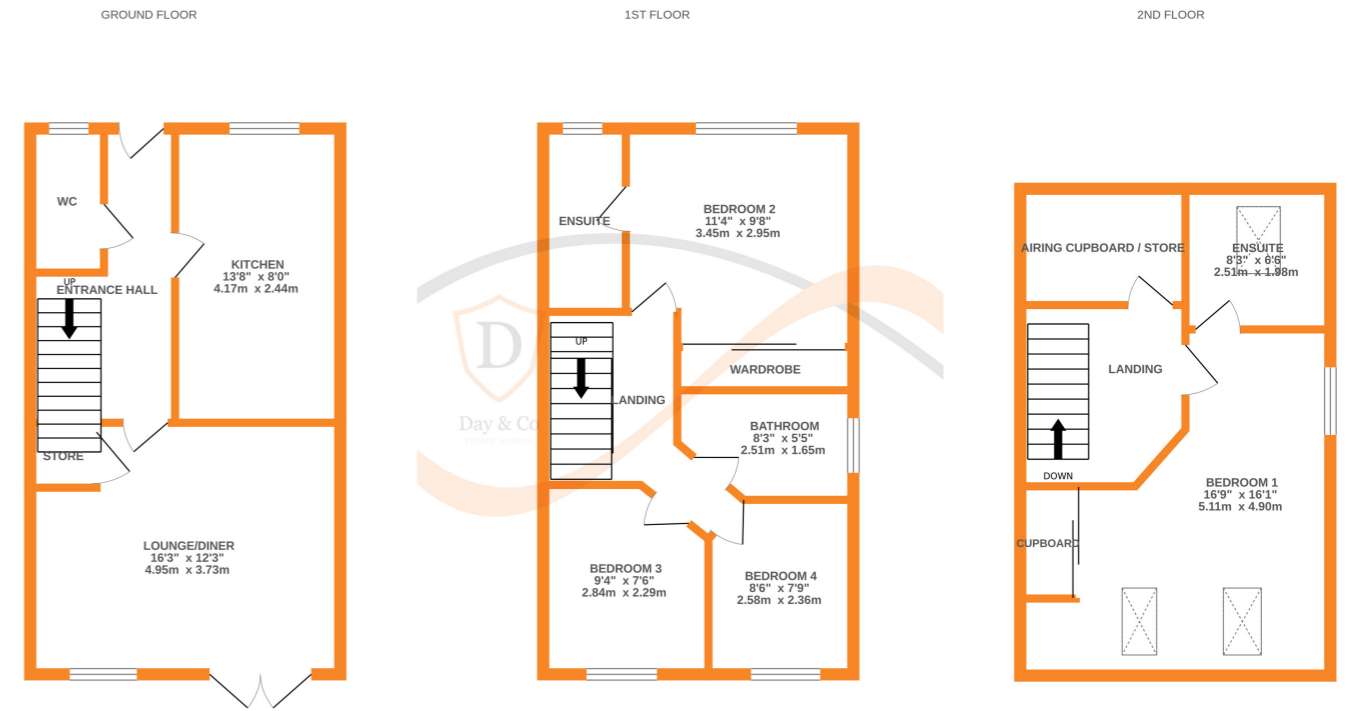
- Well Presented Modern Semi-Detached
- Accommodation Over Three Floors
- Drive & Garage

## SUMMARY

**\*\*A WELL PRESENTED 4 BEDROOM (2 WITH EN-SUITE) MODERN SEMI-DETACHED FAMILY HOME, SOUGHT AFTER HISTORIC VILLAGE OF HAWORTH WITH EXCELLENT ACCESS TO LOCAL SCHOOLS!!\*\*** Having accommodation over 3 floors, front & rear gardens, drive, garage, access to a communal meadow - **VIEWING ESSENTIAL TO FULLY APPRECIATE!!** Awaiting EPC.

## FULL DESCRIPTION

An ideal purchase for the growing family is this well presented four bedroom (2 with en-suite) semi-detached property situated in this popular cul-de-sac location in the sought after historic village of Haworth. The three storey accommodation comprises of an entrance hall giving access to a useful cloaks WC. The dining kitchen has a range of modern base and wall mounted units, integrated appliances to include double oven, hob, extractor fan, fridge, freezer, washer dryer, double glazed window to the front. The spacious lounge has double glazed patio doors leading to the rear garden, two radiators and a built in storage cupboard. To the first floor there are three bedrooms, the larger of the three having fitted wardrobes and an en-suite shower room. The house bathroom is also on this level having a bath with shower over, WC, wash hand basin, double glazed window to the side. To the second floor is a superb master bedroom having two double glazed Velux windows, double glazed window to the side, built in wardrobes and an en-suite shower room. There is a spacious walk in store also on this level. Externally there is a drive, single garage, gardens to the front and rear. There is access to a communal meadow. Viewing essential to fully appreciate, awaiting EPC.



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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