belong
by James White

1 Long Lane, Honley, Holmfirth, West
Yorkshire, HD9 6EA

£265,000 Freehold

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Tucked into a corner position, this discreet detached bungalow offers more than its contemporaries.

Improved and enhanced by the current owners to include a variety of energy saving measures including solar panels and infra red heating panels. The bungalow also has a gas central heating system and double glazing.

The accommodation is suited to those retiring and also those with accessibility needs; although this needn't be the only category of buyer. Honley is great for families as there are schools for children of all ages, varied local amenities, public services and some lovely local walks and scenery.

There is a vibrant local village scene with places to eat and socialise, places of worship and year-round events put on by the local business association; making Honley a "go to" village for many. Well placed for commuters as it is 24 miles from Leeds, Sheffield and Manchester, there is also a local railway station connecting Huddersfield and Sheffield.

The bungalow, which has been extended briefly comprises:-

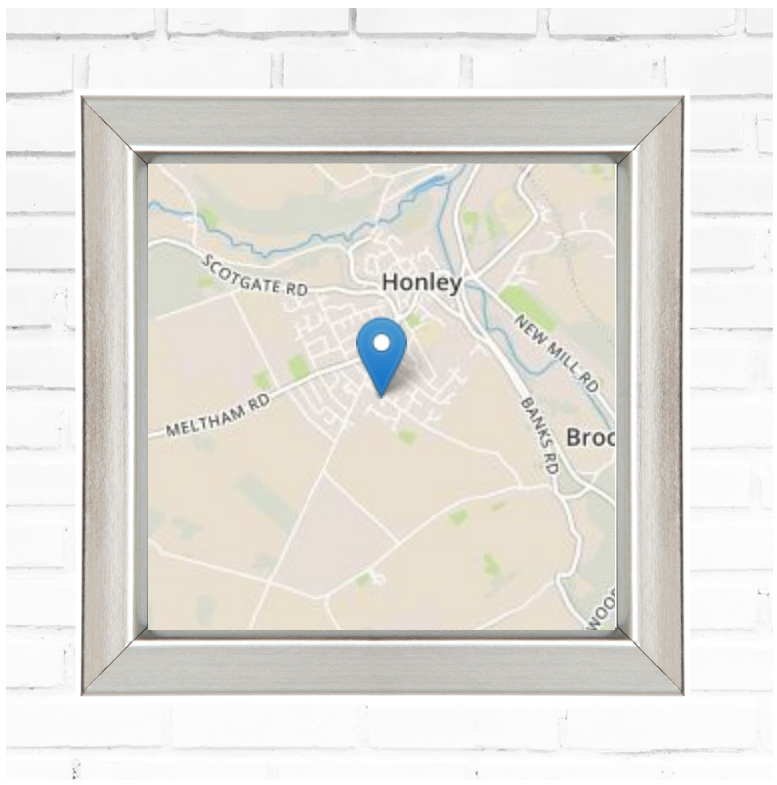
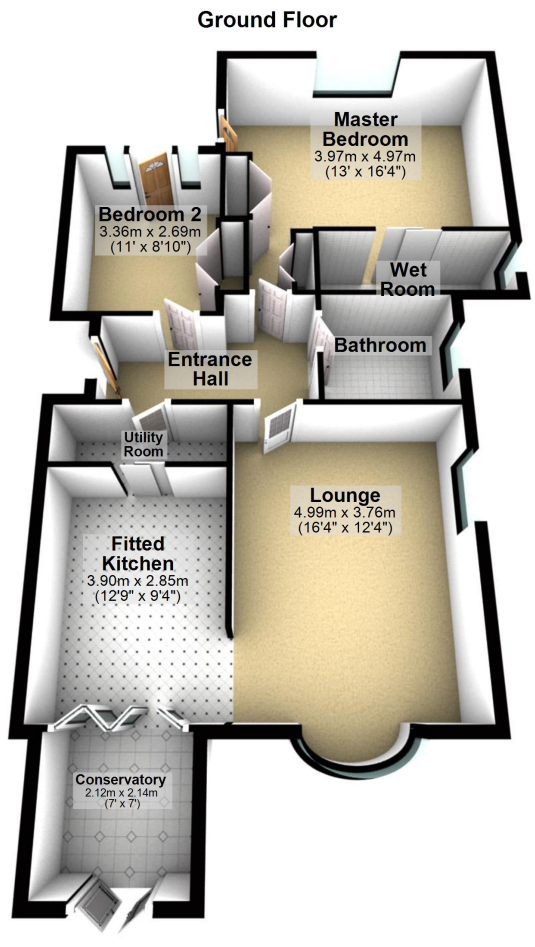
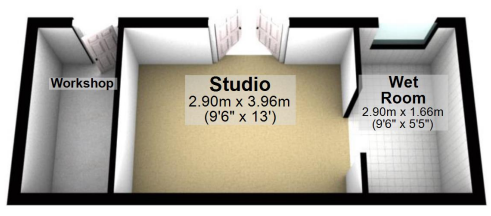
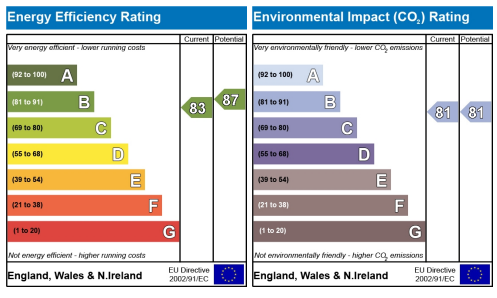
Side Entrance Hall, Spacious Lounge being open to the Beautiful Fitted Kitchen complete with a stunning electric Aga. There is a small conservatory at the front which is perfect for morning coffee etc. The main bedroom is a particularly spacious bedroom with a walk-in wetroom en-suite and fitted wardrobes. Bedroom 2 has doors out onto a covered veranda; and there is also a bathroom/wc with a white bathroom suite and shower over the bath.

The detached studio at the rear offers possibilities for a variety of purposes from guest accommodation to perhaps running a small business. It has a walk in wet-room off the main room and a separately accessed workshop/store.

The gardens are designed for ease of maintenance as they comprise walkways, alfresco dining area's and patios as well as flower and shrub beds with a wide range of different plants etc providing year round colour. There is also a fishpond at the rear; and off road parking too.

A "must see" bungalow that has to be viewed to be appreciated.

- Energy efficient detached true bungalow
- Much improved by our client
- Useful detached studio; suited to a variety of purposes
- Much sought after Holme Valley locality
- Excellent village amenities and services
- Close to local country walks and scenery
- Established gardens designed for ease of maintenance
- Solar panels & infra red heating
- An excellent home for a variety of buyers
- Viewing is highly recommended.



From Honley follow Bradshaw Road, turning left onto Long Lane where the bungalow can be found just on the left hand side, easily accessed from Back Bradshaw Road.