



23 Temple Street, Lindley, Huddersfield,  
HD3 3JG

belong   
*by James White*

£124,950 Freehold



- **Grade II listed cottage**
- **A delightful character home**
- **Suited to a single person or couple**
- **Offered with vacant possession and no chain**
- **Easy to move into accommodation**
- **Comfortable and nicely decorated**
- **Excellent local amenities and shops on the doorstep**
- **Not far from Huddersfield Royal Infirmary and the M62**
- **Double glazing**
- **View our 360° Virtual Reality Viewer and Video Tour on Belong's own website**

In the heart of Lindley village, this charming one bedroom terraced Grade II Listed cottage offers affordable easy to move into accommodation.

Suited to a single person or couple, someone seeking an easy to lock up and leave home, or maybe a landlord looking to expand their portfolio, the property will appeal to many.

It has a gas boiler for the water only, the heating is aluminum ceramic electric radiators in the sitting room and bedroom, the bathroom has an electric towel radiator. The property has double glazing. The accommodation briefly comprises, Entrance Vestibule, Living Kitchen, Bedroom and Bathroom. There is also a cellar at the property.

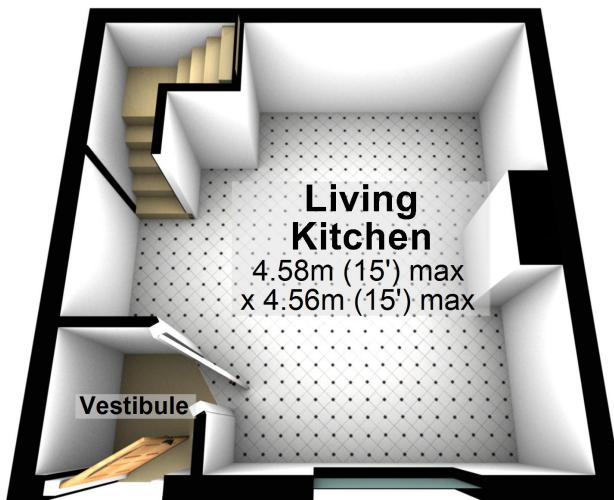
Lindley is a popular village with an excellent community spirit. There are some attractive local walks and scenery, places of worship, a variety of local independent shops and businesses and an excellent array of amenities. You're never stuck for somewhere to eat out and socialise. The M62 motorway is accessible from both junction 23 and 24. It really does have something for everyone.

An early viewing of this property is highly recommended.

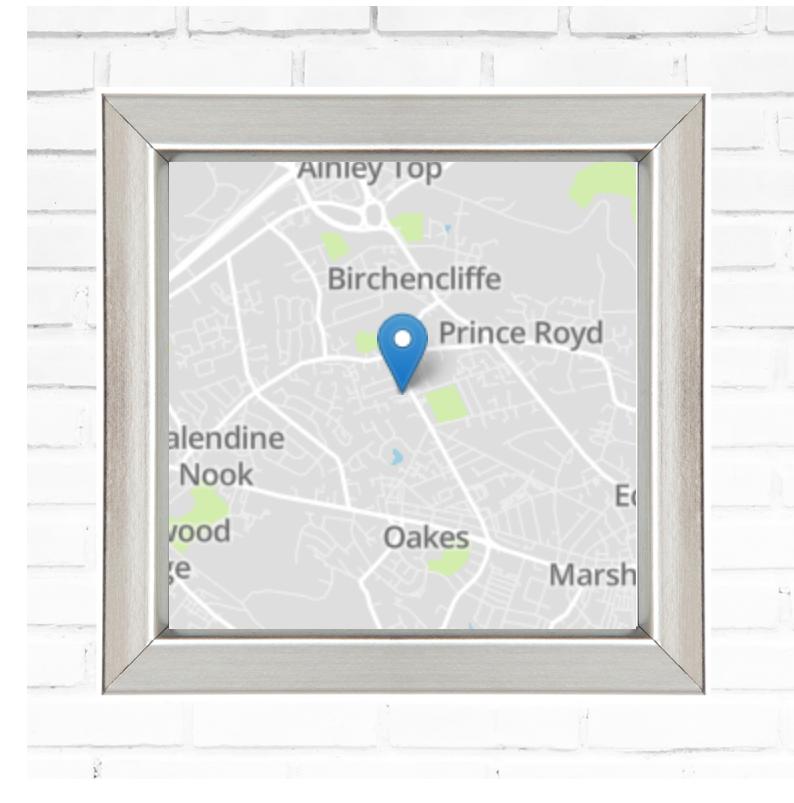
**The essentials:** The property is Freehold. Mains services are available, The house is offered with vacant possession and no onward chain. It is not adapted for disabled living. Council tax band is A. There are a variety of broadband and mobile phone providers in the area. Parking is on road.



## Ground Floor



## First Floor



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		89
(81-81)	B		
(69-80)	C		
(55-68)	D		56
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	



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[www.wherewebelong.co.uk](http://www.wherewebelong.co.uk)

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