

Peter David Properties

Residential Sales and Lettings

Vine Close, Clifton

£349,995



Vine Close

Description

Situated on a quiet residential cul-de-sac in the DESIRABLE AND SOUGHT AFTER VILLAGE LOCATION of Clifton is this DETACHED THREE BEDROOM BUNGALOW. This spacious family home, which is within walking distance of the Ofsted Outstanding St John's (C of E) Primary Academy and the popular Black Horse Inn, briefly comprises: entrance hallway, living room, dining room, study, WC, kitchen diner, three double bedrooms and a house bathroom. Externally the property further benefits from a large driveway which provides off road parking for multiple vehicles, an integral double garage and a garden room. There is a substantial garden to the side and rear with a large lawn and two patio areas, ideal for BBQs and entertaining. Please contact Peter David Properties to arrange your viewing today!

Features

- Detached Bungalow
- Three Bedrooms
- Large Driveway
- Integral Double Garage
- Extensive Garden
- Far Reaching Views
- Sought After Village Location
- EPC: TBC
- Double Glazing
- Gas Central Heating

Entrance Hallway

An 'L' shaped entrance hallway with useful storage cupboards. Providing access to the living accommodation.

Living Room 3.90m (12' 10") x 4.80m (15' 9")

The light and airy living room has a gas fire and a window to the front aspect. The living room is open plan to the dining area.

Dining Room 2.42m (7' 11") x 3.15m (10' 4")

The dining room is open to the living room and has sliding doors providing access into the study.

Study 3.03m (9' 11") x 2.66m (8' 9")

A good sized study with a window to the side elevation and sliding patio doors which lead out onto a covered balcony which has far reaching views.

WC 1.02m (3' 4") x 1.43m (4' 8")

Comprising: WC, hand basin and chrome heated towel rail. With tiled walls, tiled floor and a window to the front aspect.

Kitchen Diner 6.59m (21' 7") x 2.95m (9' 8")

The kitchen diner has matching wall and base units, tiled splashback and laminate flooring. Comprising: inset stainless steel sink and drainer, electric double oven, five ring gas hob, extractor hood, integrated microwave, integrated washing machine, integrated dishwasher and space for an integrated tumble dryer. Also benefiting from a window to the rear aspect and an external PVCu door which leads out into the rear garden. There is also space to dine.

Master Bedroom 3.73m (12' 3") x 3.19m (10' 6")

A double bedroom with a built in mirrored wardrobe and a window to the rear aspect.

Bedroom Two 3.74m (12' 3") x 2.86m (9' 5")

A third double bedroom with built in wardrobes and a window to the front aspect.

Bedroom Three 2.98m (9' 9") x 3.82m (12' 6")

A second double bedroom which benefits from a wash basin and dual aspect windows to the side and rear aspects.

Bathroom 2.08m (6' 10") x 2.82m (9' 3")

The tiled bathroom comprises: WC, wash basin, bath and shower cubicle. With a window to the front aspect.

External

Externally the property benefits from a large driveway providing parking for multiple cars and an integral double garage with electric doors. There is a well-established garden to the front with mature borders and there is a large lawn to the side and rear gardens and two patio areas with far reaching views, ideal for BBQs and entertaining. There is a further garden room next to the garage which has windows to three sides and which is approximately 9ft square.

Viewings

Viewings are strictly by appointment only. Please contact Peter David Properties.

Mortgages

We recommend KB Mortgage Services, on hand to discuss all of your mortgage and protection needs. Kate, the founder of KB Mortgage Services, is available both in branch and through home visits - if you would like to arrange an appointment contact us today.

Directions

From Brighthouse:

Head east on Commercial St towards Briggate

Turn right onto Lawson Rd

Turn left to stay on Lawson Rd

Take A643 to New St

Use the right lane to turn left onto Huddersfield Rd/A641

At the roundabout, take the 1st exit onto Clifton Rd/A643

Continue to follow A643

Turn right onto New St

Turn right onto Vine Close

The destination will be on the right.

2 Vine Close, Clifton, Brighthouse, HD6 4JS.

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