



Stile 24 75 Newsome Road

Huddersfield, HD4 6NH

Asking Price £118,000 Leasehold





Offered for sale with tenant in situ, currently paying £700 per calendar month creating the ideal buy-to-let investment opportunity, this two bedroom apartment is within a highly sought-after residential development. The apartment provides well-presented accommodation and is ideally located for local amenities, and access to the M62 motorway network.

Location

Located on the outskirts of Huddersfield town centre, enjoying local amenities including local shops, cafes and chain supermarkets. Huddersfield has a bus and train station offering excellent rail links to Leeds, Manchester and London. The M62 motorway network is also close by.

Accommodation

Access is gained into the entrance hallway, benefitting from two sizeable storage cupboards.

The first door to your right takes you through to the spacious principal bedroom, with a large window enjoying an outlook over the surrounding greenery.

Moving back though the hallway is the generous kitchen/dining living area.

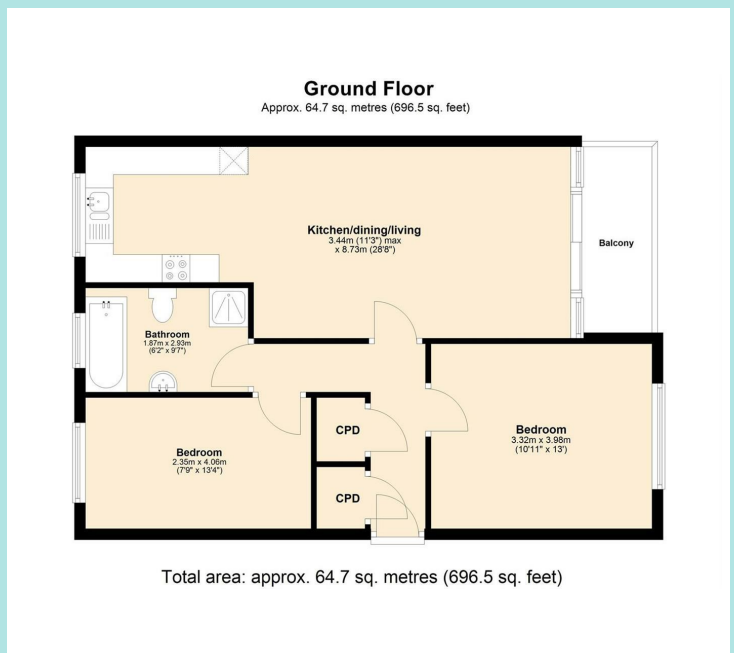
To one side, the kitchen offers a range of wall, drawer and base units with contrasting worksurfaces incorporating a stainless-steel one-and-a-half bowl sink and drainer with mixer-tap. Integrated appliances include a oven, four-ring hob with extractor above, dishwasher, washing machine and fridge freezer.

To the other side, sliding glazed doors access a private balcony which provides a place to sit and relax while enjoying an outlook over the green.

Across the hallway is a second double bedroom and the apartments bathroom. The fully tiled bathroom has a four-piece suite comprising a w/c, pedestal wash-hand basin, panelled bath and walk-in shower cubicle.

Externally, the apartment comes with allocated parking for one car.

Council tax band: B
 EPC rating: C
 Ground rent: £1.00 per annum
 Service charge: £124.75 per month



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