



32 Quarry Lane

Tandem, Huddersfield, HD5 0AR

A superb extended three bedroom semi detached family home tucked away in this private location convenient for all the local amenities. The property is immaculate throughout with contemporary fixtures and fittings and the open plan ground floor living space has bi-fold doors to the large garden. The accommodation briefly comprises hallway, ground floor WC, superb open plan lounge, dining room and breakfast kitchen. Three first floor bedrooms and family bathroom. Garage converted into a utility and home office with lock up bike store to the rear. Large tiered garden with detached "man cave"/home gym.
NO VENDOR CHAIN.

£300,000

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- A CONTEMPORARY, BEAUTIFULLY FINISHED THREE BEDROOM FAMILY HOME
- HUGE REAR LOW MAINTENANCE GARDEN WITH DETACHED "MAN CAVE"/GYM
- EXTENDED TO THE REAR AND IMMACULATE THROUGHOUT
- GARAGE CONVERTED INTO A UTILITY AND HOME OFFICE
- FABULOUS OPEN PLAN LIVING AREA WITH BI-FOLD DOORS TO THE GARDEN
- LARGE PLOT WITH PLENTY OF OFF ROAD PARKING

Entrance

WC

5'10" x 3'4" (1.78m x 1.02m)

Open Plan Living Accommodation

36'0" x 16'0" (10.97m x 4.88m)

First Floor Landing

Master Bedroom

10'9" x 9'6" (3.28m x 2.90m)

Bedroom 2

11'5" x 9'1" (3.48m x 2.77m)

Bedroom 3

7'11" x 7'5" (2.41m x 2.26m)

Bathroom

7'10" x 5'5" (2.39m x 1.65m)

Outside Utility

11'7" x 8'11" (3.53m x 2.72m)

Home Office

8'1" x 7'5" (2.46m x 2.26m)

Store

Home Studio/Den

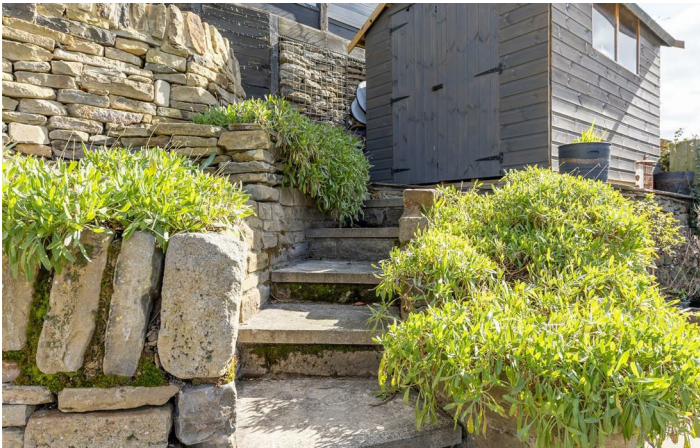
14'0" x 9'4" (4.27m x 2.84m)

Garden

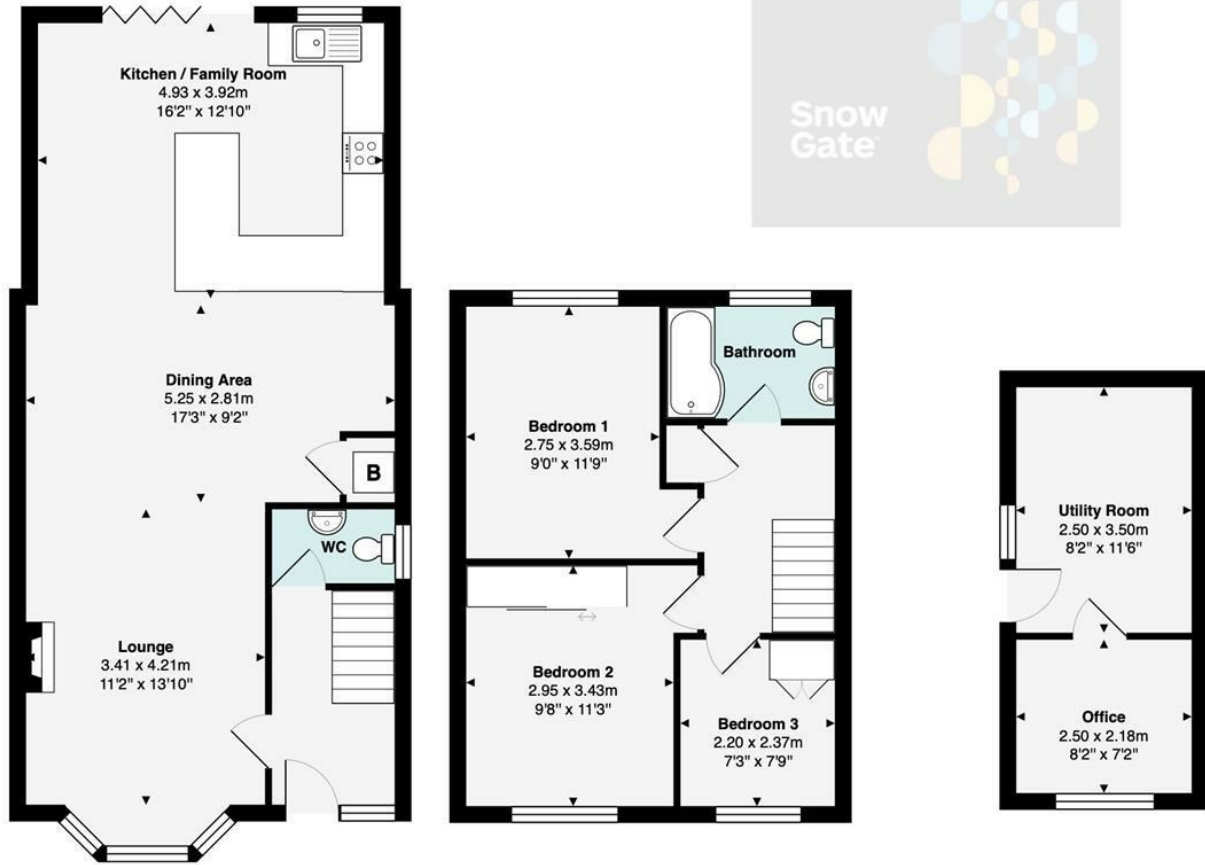
Off Road Parking



Directions



Floor Plan

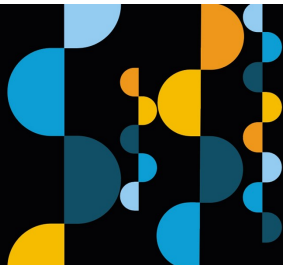
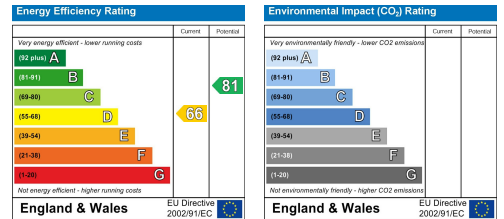


Quarry Lane, Lascelles Hall, Huddersfield, HD5 0AR

Total Area: 110.0 m² ... 1184 ft²

Whilst every attempt has been made to ensure the accuracy of the floor plan, measurements of doors, windows and rooms and any other items are approximate and no responsibility is taken for any error, omissions or mis-statement. The plan is for illustrative purposes only and should be used as such.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.



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