



Hepworth Road, Jackson Bridge Holmfirth HD9 1ET

welcome to

Hepworth Road, Jackson Bridge Holmfirth

***NO CHAIN ***DELIGHTFUL MID TERRACE TWO BEDROOM COTTAGE, SET IN THE PICTURESQUE BACK WATER VILLAGE OF JACKSON BRIDGE. WITH A WEALTH OF CHARACTER AND CHARM. HAVING RECENTLY UNDERGONE A FULL PROGRAMME OF RENOVATION TO MAKE THE PROPERTY TURN KEY READY. TO THE REAR IS A GARDEN AREA.

Summary

Beautifully Renovated Cottage in a Picturesque Village Setting

Occupying a peaceful backwater position within this highly sought-after village, and enjoying delightful views overlooking the River Holme, is this charming two-bedroom property which has been renovated to an exceptionally high specification throughout.

The accommodation combines character and contemporary living, featuring a stylish shaker-style kitchen fitted with a range of quality wall and base units. The welcoming lounge is full of character, boasting an attractive exposed stone fireplace which creates a wonderful focal point to the room.

To the first floor are two well-proportioned bedrooms, both presented to a high standard and offering comfortable living accommodation.

Externally, the property benefits from an enclosed rear garden designed for low maintenance, incorporating both pebbled and paved areas, providing an ideal space for relaxing or entertaining outdoors.

A wonderful opportunity to acquire a beautifully presented home in a desirable riverside village location.

Accommodation Entrance Lobby

Enter into lobby area, with an attractive floor tiled covering. Carpeted staircase to first floor landing. Door access into lounge.

Lounge

15' 1" x 10' 11" (4.60m x 3.33m)

A charming and characterful reception room featuring a fitted carpet and double glazed window to the front aspect. The focal point of the room is the impressive exposed stone fireplace, complete with a chunky timber lintel and stone hearth. Exposed ceiling beams further enhance the cottage feel, complemented by inset downlights that provide a warm and inviting ambience.

Kitchen

14' 2" x 5' 1" (4.32m x 1.55m)

A modern shaker-style kitchen fitted with an excellent range of wall and base units, complemented by butcher's block work surfaces and a contrasting herringbone-effect floor covering. The kitchen is well equipped with an induction hob and chrome style extractor hood over, plumbing for a washing machine, and also houses the boiler. Plenty of natural light floods through the dual aspect double glazed windows to rear and composite door. Inset down lights to ceiling. Recessed understairs storage space. A stylish and practical space, ideal for everyday living.

Landing Bedroom One

14' 6" narrowing to x 11' 5" (4.42m narrowing to x 3.48m)

A well-proportioned bedroom featuring a fitted carpet and dual-aspect double glazed windows, which allow an abundance of natural light to flood the room. Benefiting from built-in storage cupboards, together with access to the loft. A bright and practical room with ample storage solutions.

Bedroom Two

9' 5" x 7' 11" (2.87m x 2.41m)

A comfortable second bedroom featuring a fitted carpet, radiator, and double glazed window to the





rear aspect, providing a pleasant outlook and ample natural light. An ideal guest bedroom, child's room, or home office space.

Bathroom

Fitted with a modern white suite comprising a panelled bath with shower over, contemporary vanity wash hand basin with useful storage beneath, and a low flush WC. The room is complemented by stylish panelled walls, vinyl floor covering, and a chrome ladder-style heated towel radiator. An obscured double glazed window to the rear aspect provides natural light whilst maintaining privacy.

External

To the rear of the property is a low-maintenance garden, predominantly pebbled with a paved seating area, providing an ideal space for outdoor dining, entertaining, or simply relaxing. Offering a perfect extension of the living accommodation.



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- ***NO UPPER CHAIN***
- Two Bedroom
- Renovated to A High Specification
- Back Water Village Location
- Pebbled and Paved Rear Garden

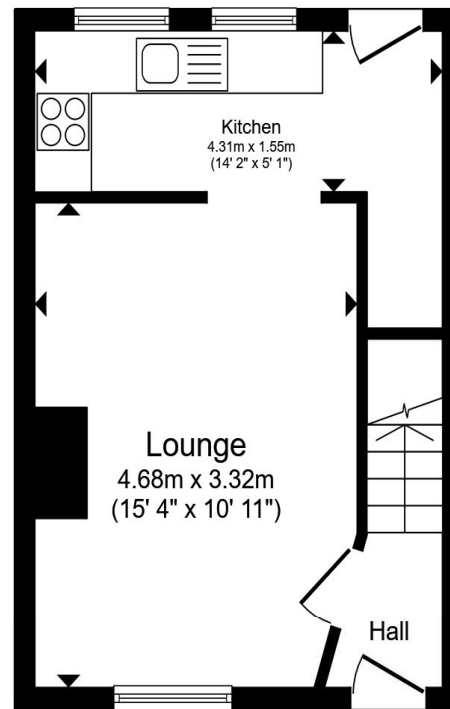
Tenure: Freehold EPC Rating: C
Council Tax Band: A

offers in the region of

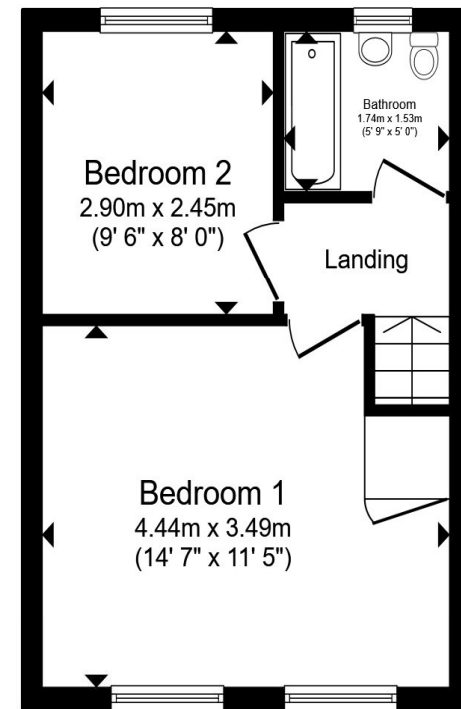
£190,000

directions to this property:

From our offices in Victoria Street bear left onto Market Walk and continue forward onto Station Road, continue forward onto Holmfirth Road towards New Mill. At the New Mill crossroads go straight over to the right on to Sheffield Road and continue forward. Turn right on to East Street and continue onto onto Hepworth Road, where the property is located on the left hand side identified by our for sale board.



Ground Floor



First Floor

Total floor area 54.6 m² (587 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



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Property Ref:
HMF108839 - 0002

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