



Davies Properties



52 Mannville Walk

Keighley, BD22 6AG

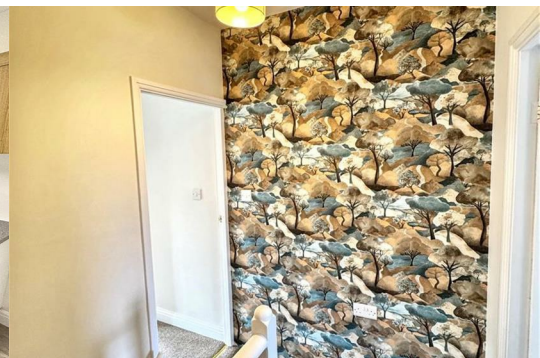
£800 PCM



An immaculately presented through terrace property, ideally suited to a single occupant or couple seeking well-maintained accommodation in a convenient location.

The accommodation comprises a welcoming living room, dining kitchen, two bedrooms and a bathroom. The property also benefits from uPVC double glazing, gas central heating, a garden frontage and an enclosed yard to the rear.

Conveniently situated close to a main bus route into the town centre, the property is also within easy reach of local shops and amenities, with Lund Park just a short distance away.



GROUND FLOOR

Living Room 13'0" x 12'1" (3.96m x 3.68m)

A uPVC double glazed entrance door and front-facing window allow plenty of natural light into the room. An electric fire in a surround provides a focal point, with a central heating radiator also fitted.

Inner Hall

With stairs ascending to the first floor.

Dining Kitchen 12'11" x 10'8" (3.94m x 3.25m)

A range of matching wall and base units with work surfaces and tiled splash-backs. There is a single stainless steel sink, plumbing for a washing machine, electric oven with gas hob and extractor hood over. A wall-mounted combi-boiler serves the central heating and hot water. A radiator and useful under-stairs storage cupboard complete the room.

FIRST FLOOR

Landing

With loft hatch.

Bedroom 1 13'1" x 12'5" (3.99m x 3.78m)

With a uPVC double glazed window to the front elevation and a central heating radiator.

Bedroom 2 7'1" x 11'1" (2.16m x 3.38m)

With a uPVC double glazed window to the rear elevation, a central heating radiator and a useful storage cupboard.

Bathroom 5'7" x 7'10" (1.70m x 2.39m)

A white three-piece suite comprising a panelled bath with shower mixer tap, pedestal hand wash basin and W/C. A chrome heated towel rail and uPVC double glazed rear-facing window are also fitted.

EXTERIOR

To the front is a grassed garden with privet hedge borders. To the rear is an enclosed yard with an outbuilding.

ADDITIONAL INFORMATION

- ~ Bond: £923.00
- ~ Council Tax Band: A
- ~ No Smokers
- ~ Parking: on-street, no permit required

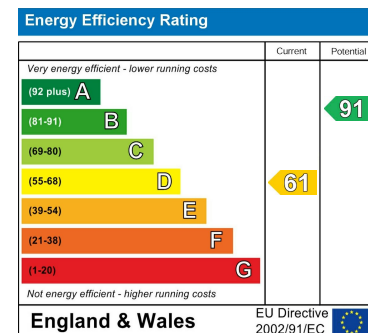
Area Map



Floor Plans



Energy Efficiency Graph



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.