



**Stile Common Road, Huddersfield HD4 6DD**

**welcome to**

**Stile Common Road, Huddersfield**

Offered with no onward chain, this well-presented stone-built home is ideal as a first purchase or investment, located only a short distance from the University of Huddersfield. With two good-sized bedrooms, a separate kitchen and a converted basement offering additional space and an enclosed garden.



**Lounge**

10' 4" x 14' 7" ( 3.15m x 4.45m )

**Kitchen**

Irregular Shaped Room 12' 5" x 5' 4" ( 3.78m x 1.63m)

**Bedroom One**

14' 2" x 9' 7" ( 4.32m x 2.92m )

**Bedroom Two**

13' 2" max x 9' 3" max ( 4.01m max x 2.82m max )

**Bedroom Three**

Irregular Shaped Room 12' 1" x 8' 2" ( 3.68m x 2.49m)

**Agents Note**

There is an easement on the title. Your conveyancer can take the necessary steps to advise.



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welcome to

## Stile Common Road, Huddersfield

- Ideal as a first purchase or investment
- Quiet yet convenient location
- Offered with no onward chain
- Close to the University of Huddersfield
- Well-presented throughout
- Additional converted room in the basement
- On a bus route with amenities close-by
- Generously-sized bedrooms

Tenure: Freehold EPC Rating: E

Council Tax Band: A

# £110,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
HDF118382 - 0003

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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