



**Nettleton Road
Huddersfield
West Yorkshire
HD5**

Offers In Excess Of £165,000

bettermove

Nettleton Road Huddersfield

Bettermove are proud to present this 3 bedroom terraced house in Almondbury, available with no forward chain.

This property benefits from double glazing, and gas central heating throughout, with on street parking available.

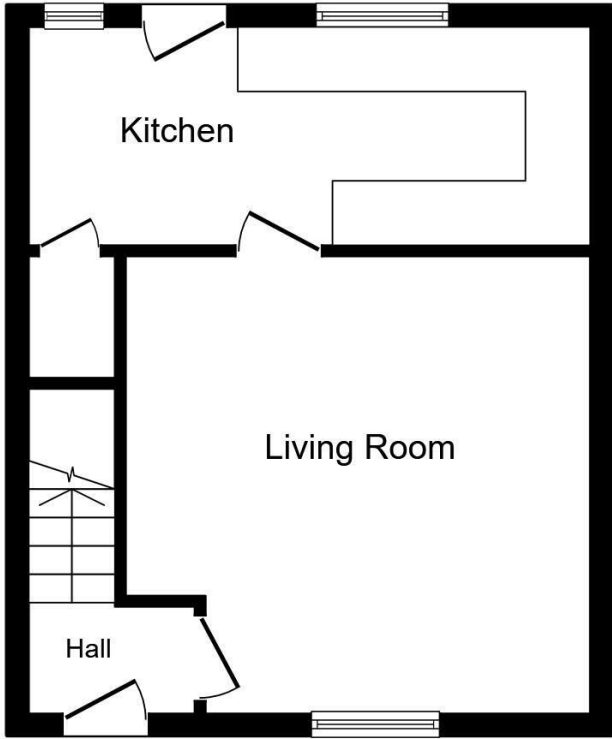
The council tax band is A.

The interior of this beautifully presented property comprises a spacious living room, and a fitted kitchen on the ground floor. The first floor consists three bedrooms, including two doubles, and one single, alongside the family bathroom. The exterior boasts a private garden, perfect for enjoying the summer months.

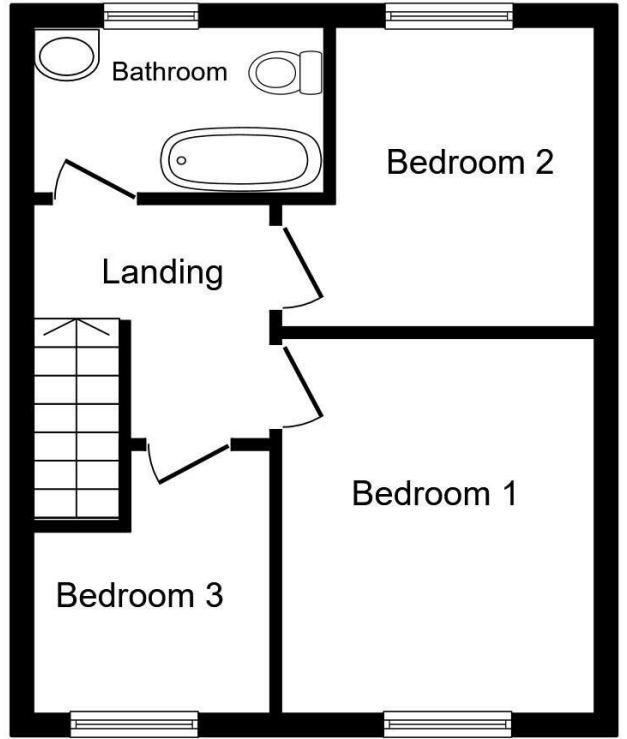
Located in the popular borough of Almondbury, Huddersfield, the property is close to a range of amenities, including shops, supermarkets, restaurants, pubs, and schools. Excellent transport links can be found from Huddersfield Train Station, a variety of local bus routes, and quick access to the M62.

This exciting opportunity should not be missed! All enquiries can be made through Bettermove.





Ground Floor



First Floor

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B		
(69-80) C		
(55-68) D	66	78
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i>		
(92+) A		
(81-91) B		
(69-80) C		79
(55-68) D	69	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO₂ emissions</i>		
England, Scotland & Wales	EU Directive 2002/91/EC	



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