

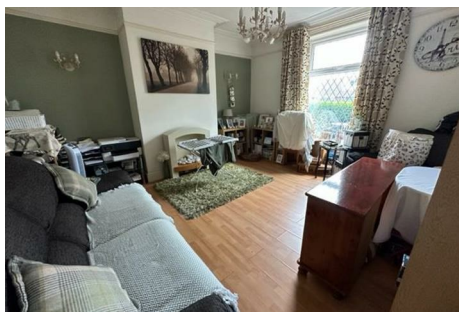


**PANTERA
PROPERTY**

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6 York Place

, Cleckheaton, BD19 3PA

Pantera Property offer to the market a three-bedroom mid terrace house providing a garden to the front elevation which has been decked and paved, to the rear it provides a shared yard area. The property offers a great opportunity to add value and is in need of modernisation.

Offers over £159,950

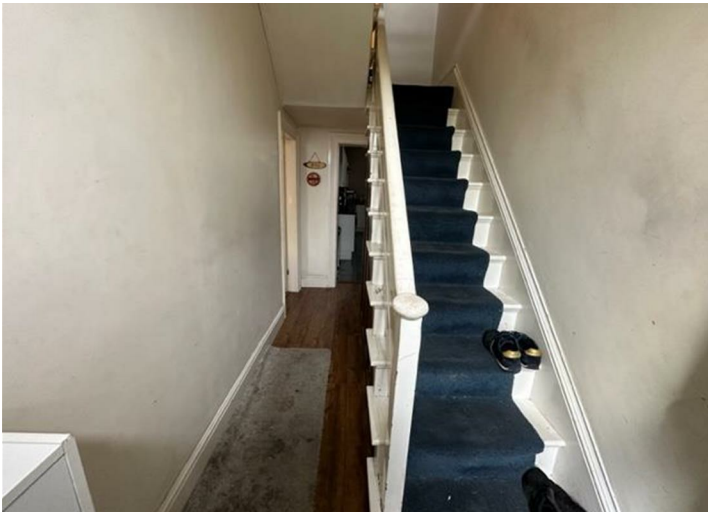
6 York Place

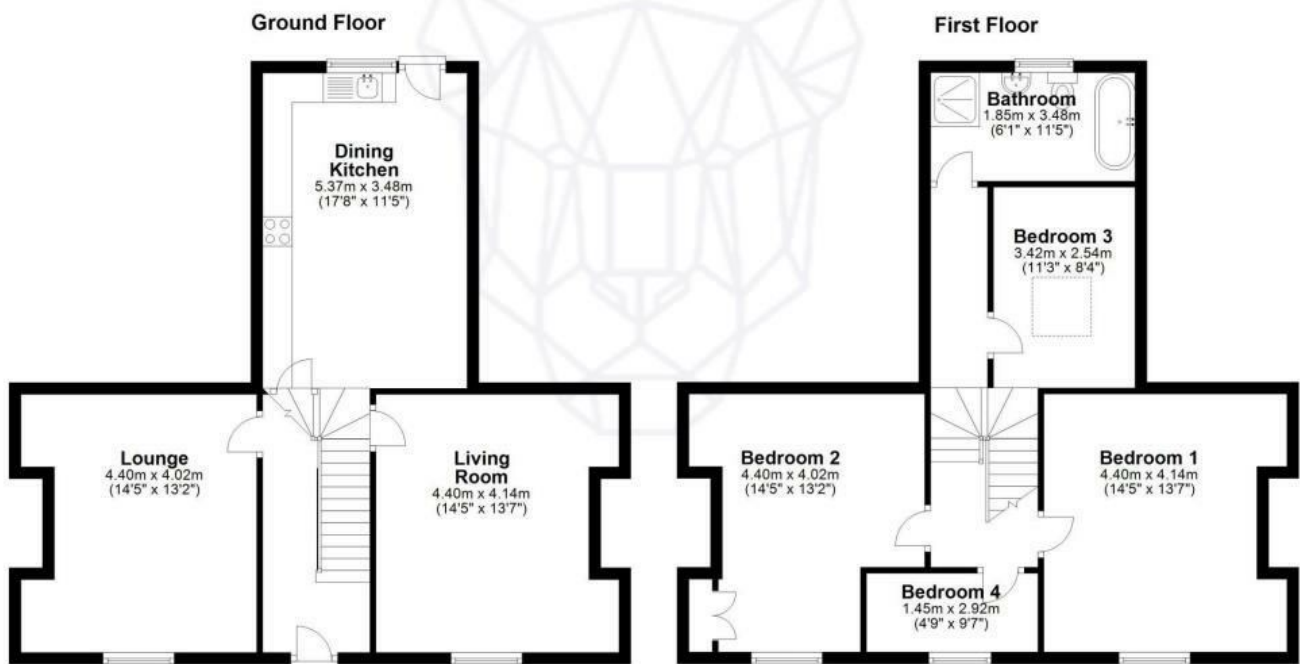
, Cleckheaton, BD19 3PA

- Mid terraced house
- Close to Amenities
- Freehold Property
- Front and Rear Yards
- Close to Bus Station and Routes
- Three Bedrooms
- No Onwards Chain

Location

The property is located in Cleckheaton, on York Place, which can easily be accessed off Whitcliffe Road. Specifically, the property is situated in a predominately residential area with an extensive range of local amenities within walking distance to include leisure facilities, Cleckheaton bus station, shops, cafes and restaurants.





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.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			84
(81-91) B			
(69-80) C			
(55-68) D		67	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



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