



**Thornhill Place, Brighouse HD6 3AY**

**welcome to**

## **Thornhill Place, Brighouse**

Charming two-bedroom end terrace property in the sought-after area of Rastrick. Ideal for first-time buyers or investors, featuring a spacious living room, kitchen, utility room, private front garden and excellent access to Brighouse town centre, transport links and the M62.



### **Lounge**

13' 11" x 14' ( 4.24m x 4.27m )

### **Kitchen**

16' 10" max x 10' 1" max ( 5.13m max x 3.07m max )

### **Bedroom One**

14' x 10' 7" ( 4.27m x 3.23m )

### **Bedroom Two**

8' 7" x 10' 8" ( 2.62m x 3.25m )

### **Bathroom**

### **Agents Note**

There is an existing Right of Way at the property.  
Your conveyancer can take the necessary steps to advise.



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## Thornhill Place, Brighouse

- Ideal First-Time Buyer Home or Excellent Investment Opportunity
- Popular Rastrick Location Close to M62, Train Station and Local Amenities
- Two Double Bedrooms & Utility Room for Added Convenience
- Cellar Space Ideal For Renovation
- On-Street Parking
- Deceptively Spacious and Private Front Garden

Tenure: Leasehold EPC Rating: C

Council Tax Band: A Service Charge: Ask Agent

Ground Rent: 1.00

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 May 1859. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers in the region of

**£140,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
HDF118884 - 0004

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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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