



Willow Avenue, Steeton, BD20 6FN

Asking Price £139,950

- FIRST FLOOR APARTMENT
- OPEN PLAN LIVING/DINING AREA
- PRIVATE PARKING FOR TWO CARS
- SOUGHT AFTER DEVELOPMENT
- TWO BEDROOMS
- MASTER BEDROOM WITH EN-SUITE SHOWER ROOM
- WELL MAINTAINED COMMUNAL AREAS
- CLOSE TO LOCAL AMENITIES

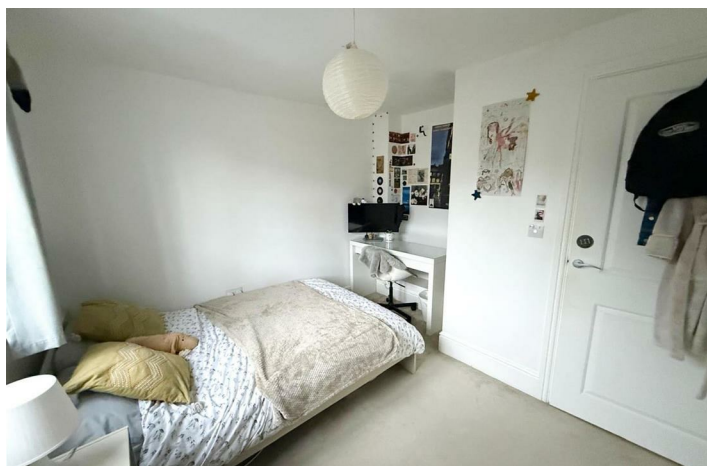
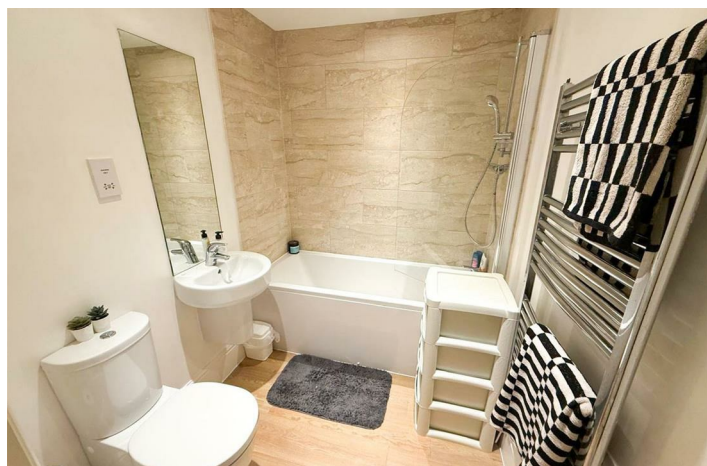


# Willow Avenue, Steeton, BD20 6FN

Set within this highly desirable residential development, this superbly appointed and immaculately presented two bedroom first-floor apartment offers contemporary, stylish living and will appeal to a wide range of buyers.



Council Tax Band: B



## PROPERTY DETAILS

Set within this highly desirable residential development, this superbly appointed and immaculately presented first-floor apartment offers contemporary, stylish living and will appeal to a wide range of buyers. The thoughtfully designed and well-equipped accommodation is finished to an exceptional standard throughout.

The property is accessed via a well-maintained communal entrance hall, with stairs rising to the first floor. Upon entering the apartment, you are welcomed into a spacious L-shaped entrance hall, complete with a useful storage cupboard.

The impressive open-plan living, dining and kitchen area is positioned to the front of the property and is bathed in natural light from three sets of windows, creating a bright and inviting space ideal for both relaxing and entertaining. The contemporary kitchen is fitted with a range of integrated appliances, seamlessly combining style and practicality, while the living and dining area remains light, airy and generously proportioned.

The principal bedroom is a spacious double and benefits from a stylish en-suite shower room. A further well-proportioned double bedroom is served by a modern and tastefully appointed house bathroom.

Externally, the property enjoys an open frontage with private parking for two vehicles conveniently located just outside of the rear access door, along with access to well-maintained communal spaces.

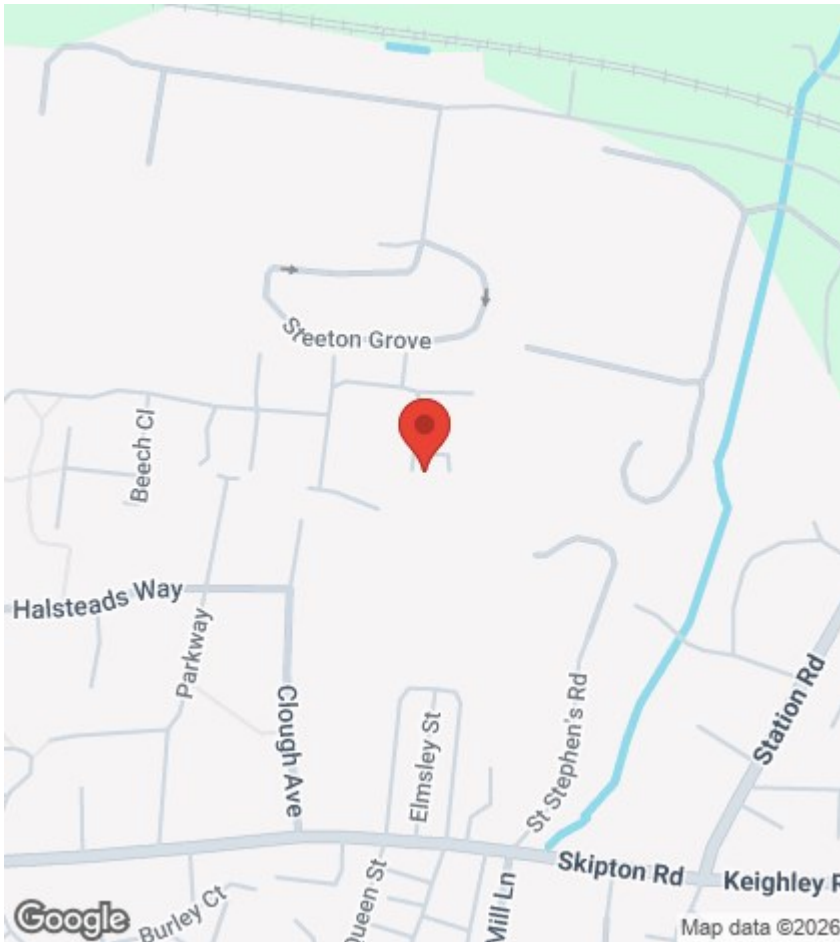
Pleasantly situated within this sought-after development, the apartment is within easy walking distance of Steeton village centre and its amenities, close to local schools and Airedale Hospital, and offers excellent commuter links. For those seeking a stylish, ready-to-move-into apartment in a prime location, this outstanding property is not to be missed.

## ADDITIONAL DETAILS

Lease started in 2014 for 125 years

Service charge: £570 per quarter

No ground rent



## Viewings

Viewings by arrangement only. Call 01535 636238 to make an appointment.

## EPC Rating:

B

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>	82	82
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

