



**8 Brook Street
Ossett, WF5 8AX**

£1,095 PCM

**** SPACIOUS FOUR BEDROOM END TERRACE - TWO RECEPTION ROOMS - NEUTRAL DECOR THROUGHOUT - AVAILABLE NOW **** The property benefits from gas central heating and PVCu double glazing. The accommodation briefly comprises: entrance vestibule, lounge, dining room, fitted kitchen, cellar, landing, four bedrooms, bathroom, additional separate wc. To the outside there is a useful outbuilding to rear. Situated in a convenient location close to Ossett Town Centre, it is ideally placed for access to all amenities and the motorway network. Deposit £1,095.



- FOUR BED END TERRACE
- LOUNGE & SEPARATE DINING ROOM
- MODERN FITTED KITCHEN
- USEFUL STORAGE CELLAR

ENTRANCE VESTIBULE

Feature tiled flooring.

LOUNGE

A spacious lounge with a radiator and windows to front and rear.

KITCHEN

A range of wall and base units, worktops and tiled splashbacks.

Stainless steel sink and drainer with mixer tap. Plumbed for automatic washing machine. Radiator. Door leading to rear garden.

DINING ROOM

A spacious room with radiator.

CELLAR

Providing useful storage.

STAIRCASE AND LANDING

BEDROOM ONE

Window to front. Radiator.

BEDROOM TWO

Window to front. Feature fireplace. Radiator.

SEPARATE WC

Low flush wc and wash hand basin.

BEDROOM THREE

Window to rear. Radiator.

BEDROOM FOUR

Window to rear. Radiator.

BATHROOM

Three piece suite comprising: panelled bath with shower

attachment and shower screen, pedestal wash hand basin and low flush wc. Complemented with part panelling to walls.

Heated towel rail.

EXTERIOR

Generous outbuilding to rear providing useful storage.

NOTE

Children - yes

Pets - to be discussed

Smokers - outside only

The property is available now

DIRECTIONS

From Ossett centre proceed down Ventnor Way which runs into Queen Street. Turn left onto Prospect Road and Brook Street. Jis the first turning on the right. Number 8 will be found on the right hand side, signified by our To Let board.



- GAS C H & PVCu DOUBLE GLAZED • THREE PIECE BATHROOM & ADDITIONAL WC • ENERGY RATING - D • GENEROUS OUTBUILDING TO REAR • AVAILABLE LATE JANUARY 2026 • DEPOSIT £1,095





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		84
(81-91) B		
(69-80) C		
(55-68) D	58	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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