





28 Lineholme Avenue, Todmorden

£85,000 Leasehold

Sitting just outside of Todmorden centre, is this spacious, first floor, two bedroomed maisonette • Todmorden is a charming and sought after small market town located just inside the west Yorkshire border • Todmorden is host to a number of independently run and owned retailers and eateries for those who want to support the local community whilst also having Aldi, Lidl and Morrisons • Todmorden train station offers commuters direct routes to Hebden Bridge, Halifax, Rochdale, Leeds and Manchester • Countryside is never far away, whether you want to walk the dog or go for a run. Centre Vale park is just a short walk away and local landmarks such as Gaddings Dam and Stoodley Pike are also close by • Internally the property has a spacious lounge and two double bedrooms (bedroom to the front of the property also has a store cupboard) • With double glazed windows • Garden area to the side of the property • NO CHAIN

Spacious first floor maisonette in Todmorden with two double bedrooms, large lounge, great transport links, local amenities, and no onward chain. Ideal for first-time buyers or investors.
Council Tax band: A

Tenure: Leasehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating:

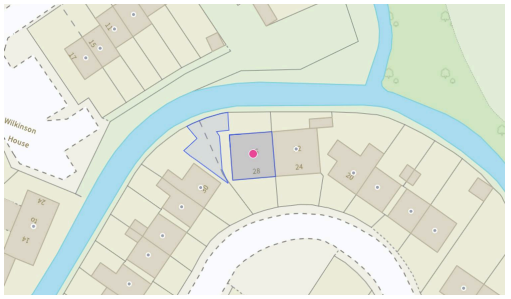






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Entrance
3' 0" x 8' 0" (0.91m x 2.44m)

Inner Hallway
7' 5" x 7' 0" (2.26m x 2.13m)

Lounge
14' 6" x 17' 9" (4.42m x 5.41m)

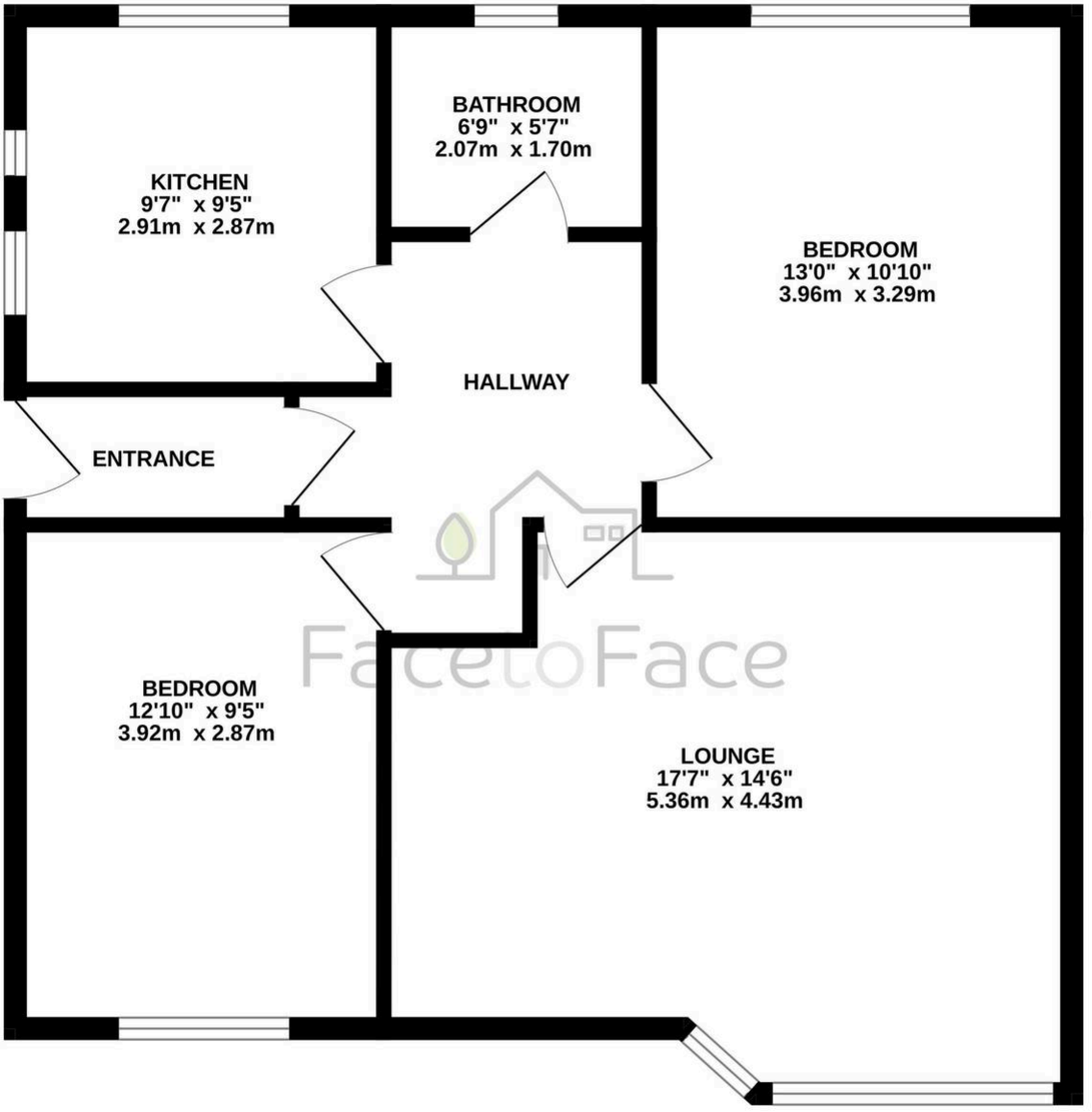
Kitchen
9' 7" x 9' 4" (2.92m x 2.85m)

Bedroom
13' 0" x 10' 10" (3.96m x 3.30m)

Bedroom
12' 11" x 9' 5" (3.94m x 2.87m)

Bathroom
5' 7" x 6' 9" (1.70m x 2.06m)

GROUND FLOOR
713 sq.ft. (66.3 sq.m.) approx.



TOTAL FLOOR AREA : 713 sq.ft. (66.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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