



YORKSHIRE'S  
**FINEST**  
HOMES COLLECTION





# Long Croft View, Batley

PCM  
£2,500 PCM

- Detached Property
  - 7 Bedrooms
  - Double Garage
- Picturesque Views
- Council Tax Band F



This impressive 7-bedroom detached property spans three floors, offering generous living spaces throughout. On the ground floor, you'll find a welcoming hallway, a large kitchen-diner with a snug area, a lovely lounge, and a separate utility room. The first-floor features five bedrooms, along with a luxurious four-piece bathroom suite. The second floor is dedicated to the master suite, complete with a spacious ensuite bathroom and a walk-in wardrobe. Additionally, there is a further double bedroom with fitted cupboards and an ensuite. Externally, the property boasts off-road parking, a garage, a beautiful garden, and stunning views



## OVERVIEW

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## GROUND FLOOR

Welcome to this exceptional family home. As you step through the front door, you are greeted by a hallway leading to a guest cloakroom. Further doors open to the kitchen, which boasts an array of stylish wall and base units. It's equipped with a double oven, microwave, coffee machine, five-ring hob, and an integrated dishwasher. A spacious family-sized dining area is perfectly positioned within the kitchen, offering an ideal space to entertain guests. Also to the kitchen is a cozy snug area, providing the perfect spot to unwind and relax. Serving this floor is also a beautifully appointed lounge, complete with a stunning fireplace and offering breathtaking views. This floor also benefits from a good size utility/ boot room.

## FIRST FLOOR

On the first floor, you'll find five spacious bedrooms, all with built-in fitted furniture, offering ample storage. A luxurious four-piece bathroom suite serves this floor, providing a perfect retreat for relaxation. The rear bedrooms are particularly blessed with stunning, far-reaching views, making them an inviting space to unwind.







## SECOND FLOOR

On the second floor, the master bedroom exudes beautiful modern decor and features a Juliet balcony, framing stunning views. It also includes a spacious walk-in wardrobe and a large ensuite bathroom, which boasts a double bath, walk-in shower with dual showerheads, wash basin, and a low-level toilet. This floor also offers another delightful large double bedroom, styled with contemporary decor, complete with built-in cupboards and a three-piece ensuite bathroom.

## EXTERNALLY

The property features a double garage with driveway, with lawn garden and a patio area, perfect for outdoor dining and relaxation. The garden backs onto picturesque views, enhancing the sense of tranquillity and privacy.

## ADDITIONAL INFORMATION

Council Tax Band: F

EPC: C

Tenure: Freehold

Parking: Off Road Parking

## UTILITIES

Gas: Mains

Electric: Mains

Water: Mains

Heating: Gas

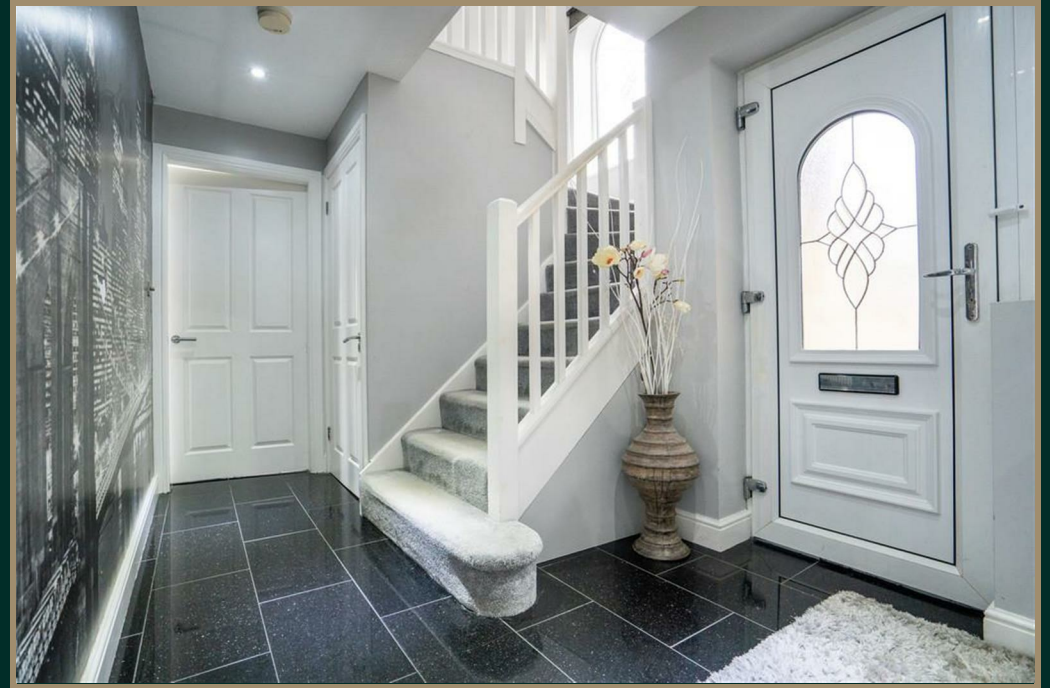
Broadband: Fibre to the Cabinet Broadband

Mobile Coverage: 4G/5G check with you provider

## AGENT NOTES

While every reasonable effort is made to ensure the accuracy of descriptions and content, we should make you aware of the following guidance or limitations.

- (1) MONEY LAUNDERING REGULATIONS – prospective tenants will be asked to produce identification documentation during the referencing process and we would ask for your co-operation in order that there will be no delay in agreeing a tenancy.
- (2) These particulars do not constitute part or all of an offer or contract.
- (3) The text, photographs and plans are for guidance only and are not necessarily comprehensive.
- (4) Measurements: These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully to satisfy yourself of their accuracy.
- (5) You should make your own enquiries regarding the property, particularly in respect of furnishings to be included/excluded and what parking facilities are available.
- (6) Before you enter into any tenancy for one of the advertised properties, the condition and contents of the property will normally be set out in a tenancy agreement and inventory. Please make sure you carefully read and agree with the tenancy agreement and any inventory provided before signing these documents.



















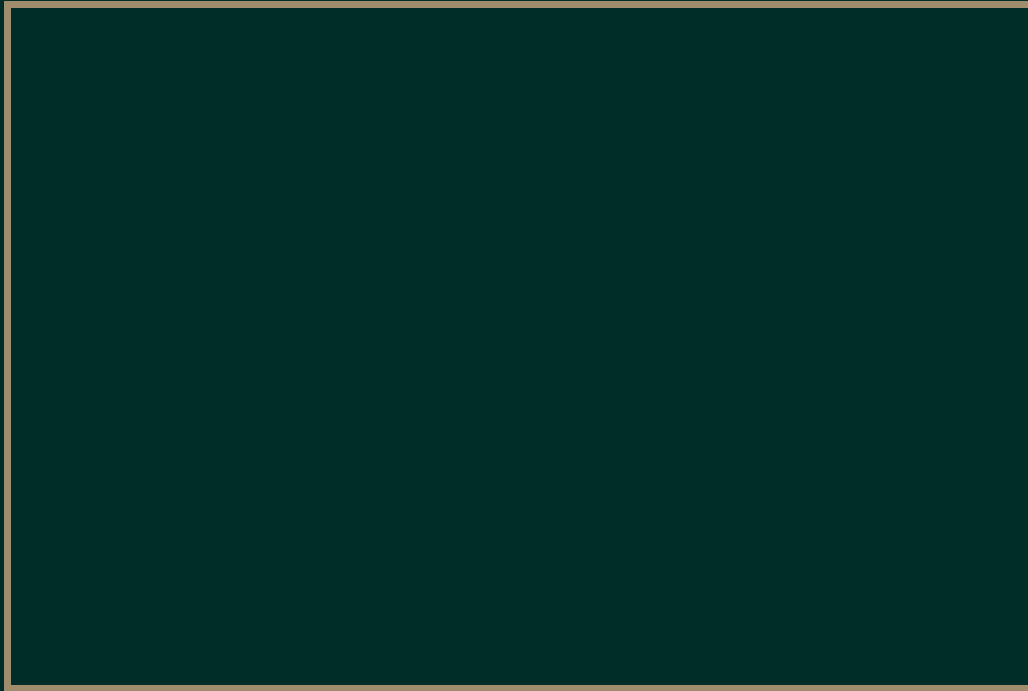


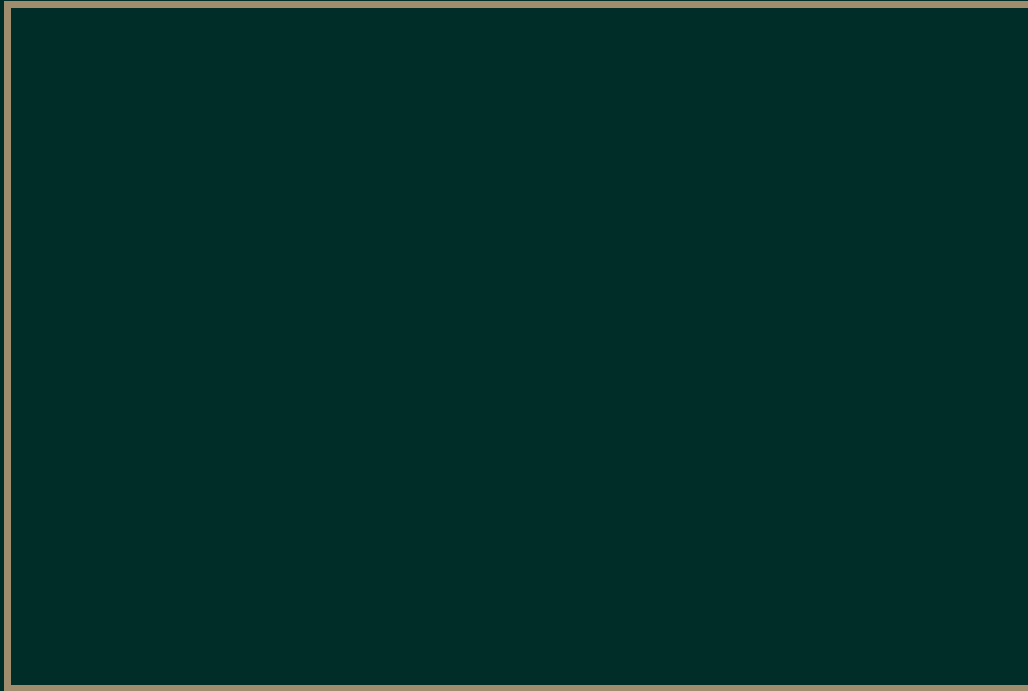




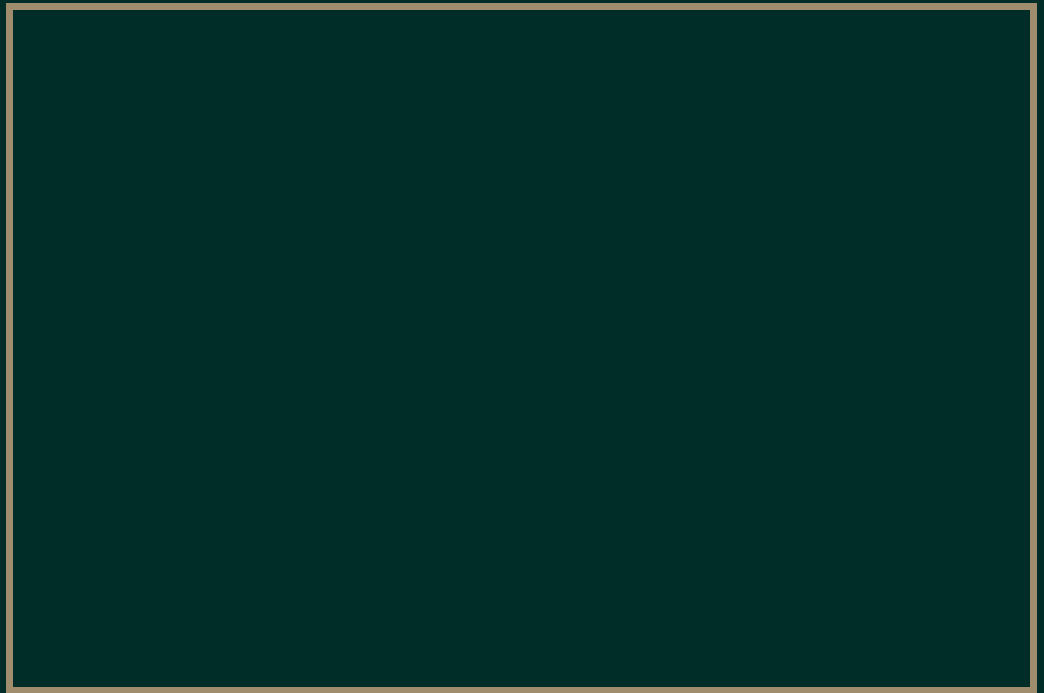


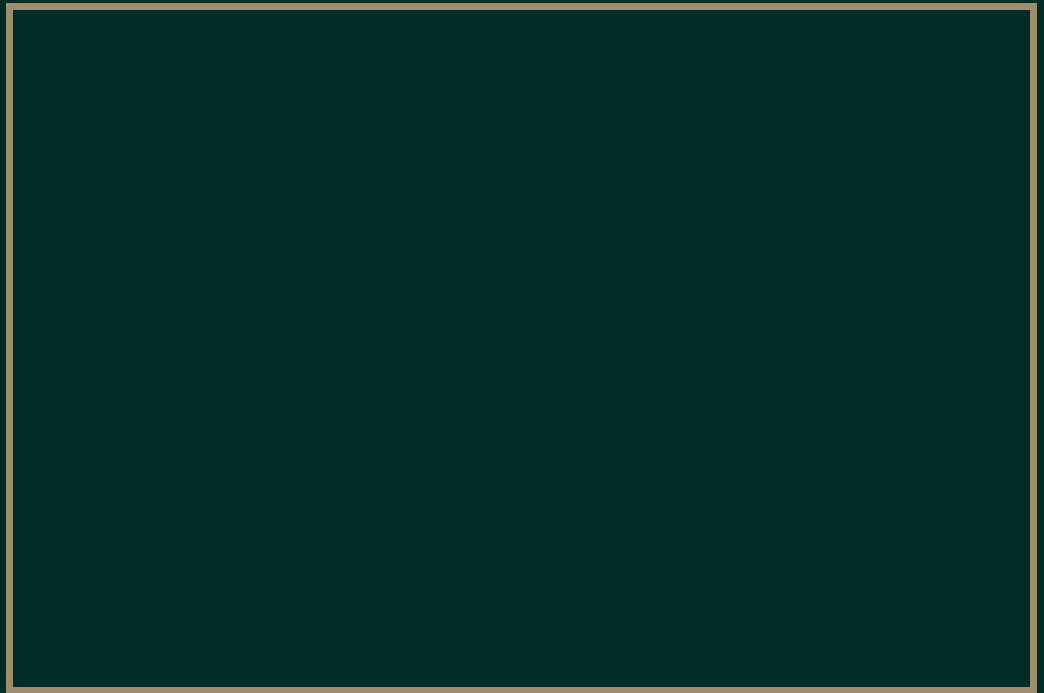
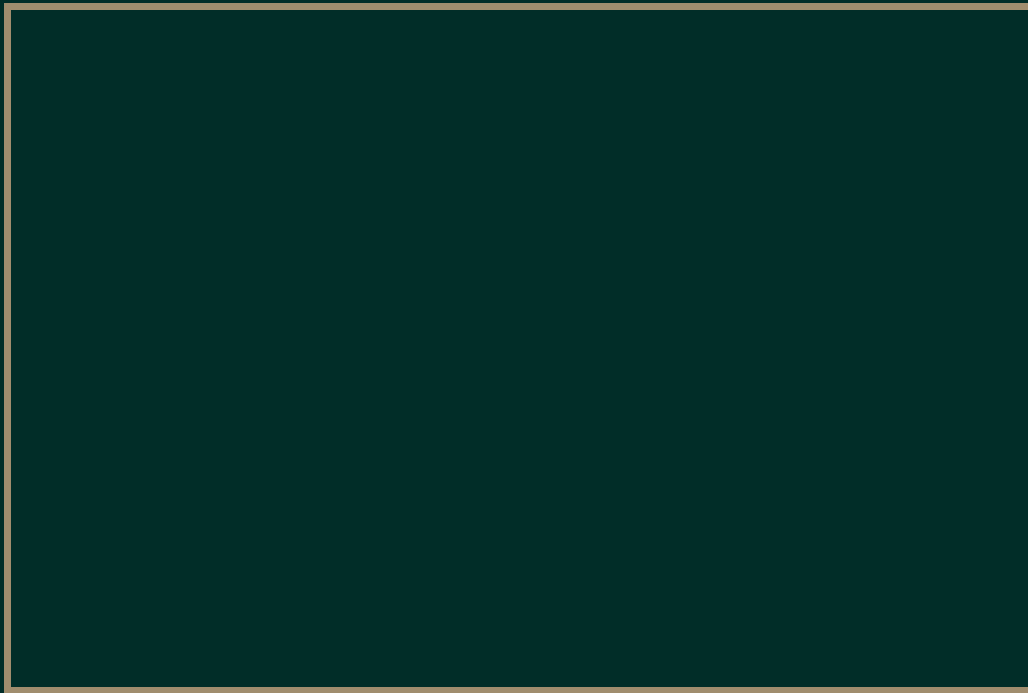








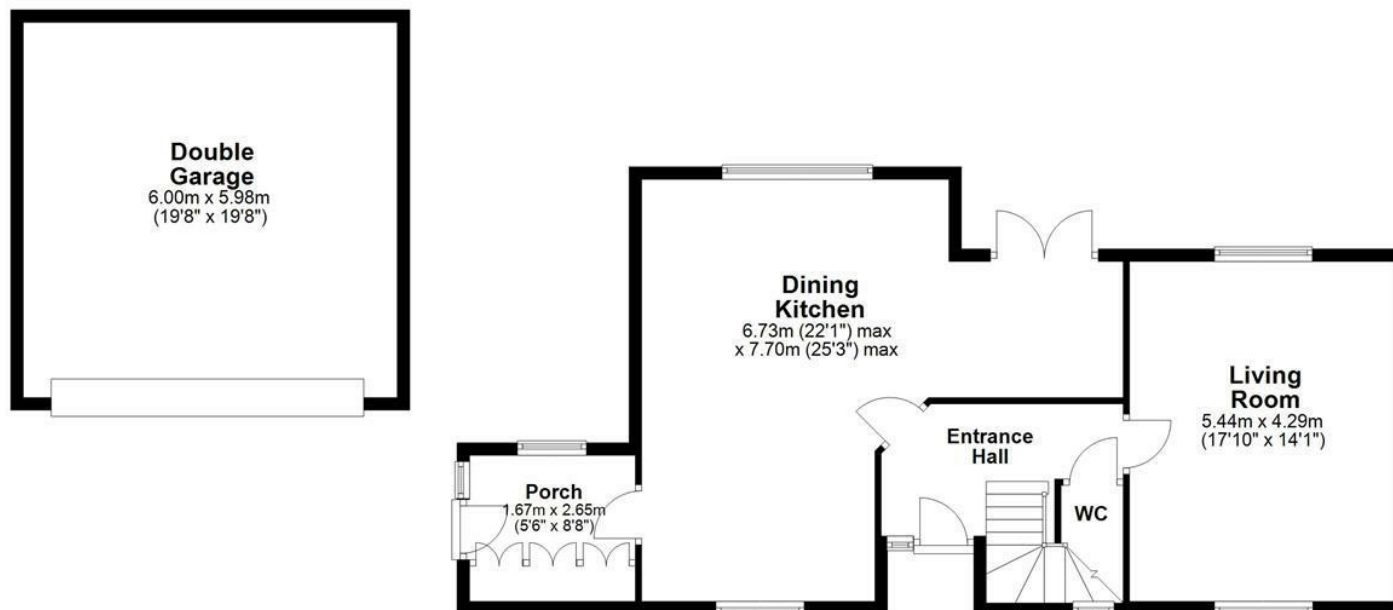






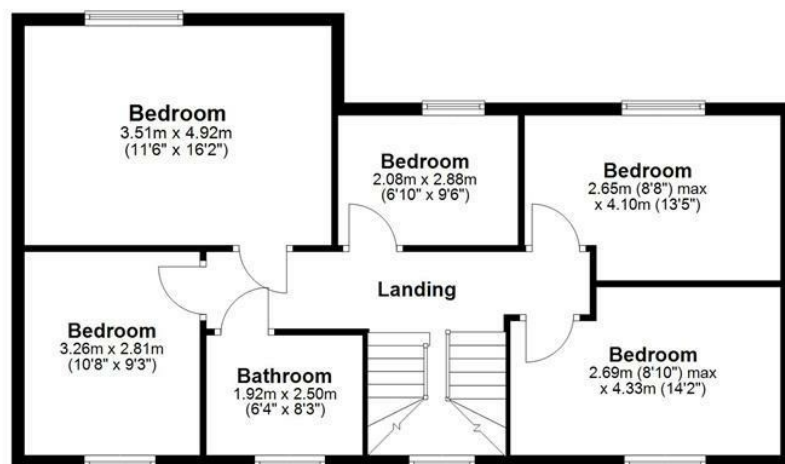
### Ground Floor

Approx. 112.7 sq. metres (1213.2 sq. feet)



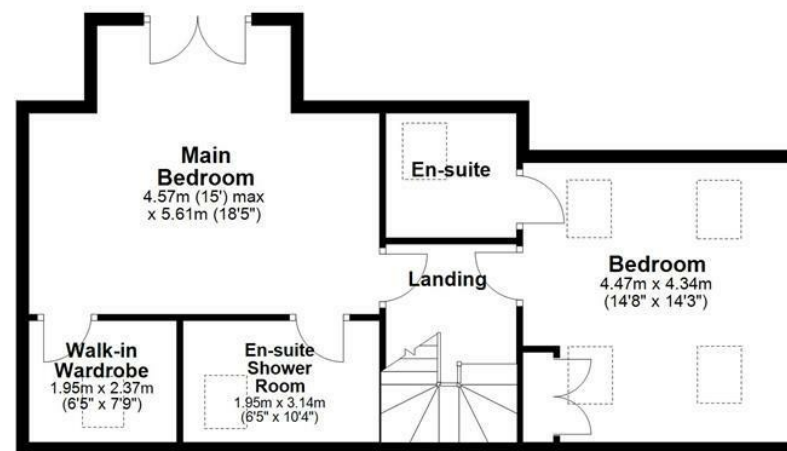
### First Floor

Approx. 73.0 sq. metres (786.0 sq. feet)



### Second Floor

Approx. 64.9 sq. metres (699.0 sq. feet)



Total area: approx. 250.7 sq. metres (2698.3 sq. feet)



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To view Long Croft View, Batley  
Call 01484 432 773  
Email [sales@yorkshiresfinest.co.uk](mailto:sales@yorkshiresfinest.co.uk)