

Peter David

Properties Ltd

Residential Sales and Lettings



Hastings Way,

£175,000





Welcome to this charming home located on Hastings Way in this desirable residential area of Halifax. This property boasts a modern feel with a reception room, conservatory, kitchen, wc, two bedrooms, and house bathroom, making it an ideal first-time buyer home.

This house offers a modern living space perfect for those looking to settle in a vibrant community. The absence of an upward chain means a smoother buying process, allowing you to move in hassle-free.

One of the standout features of this property is the convenience of a driveway providing off-road parking, ensuring you never have to worry about finding a space after a long day. Additionally, the presence of a garden offers a tranquil outdoor space where you can relax and unwind.

Don't miss out on the opportunity to own this lovely property in a sought-after location. Contact us today to arrange a viewing and take the first step towards making this house your new home.

- TWO BEDROOM MID TERRACE
- DRIVEWAY PROVIDES PARKING
- GARDEN TO THE REAR
- SOLD WITH NO UPWARD CHAIN
- GAS CENTRAL HEATING + DOUBLE GLAZING
- CONSERVATORY
- SHORT WALK TO SAVILE PARK
- EASY COMMUTE TO M62 NETWORK
- COUNCIL TAX BAND B
- EPC BAND C

Accommodation

Entrance vestibule

Lounge

12'8" x 13'7" (3.87 x 4.15)

Conservatory

8'11" x 6'7" (2.72 x 2.02)

Kitchen

6'6" x 8'10" (2.00 x 2.70)

WC

First floor

Bedroom

10'9" x 11'3" (3.30 x 3.45)

Bedroom

6'6" x 11'1" (2.00 x 3.40)

House bathroom

6'2" x 6'2" (1.90 x 1.90)

External

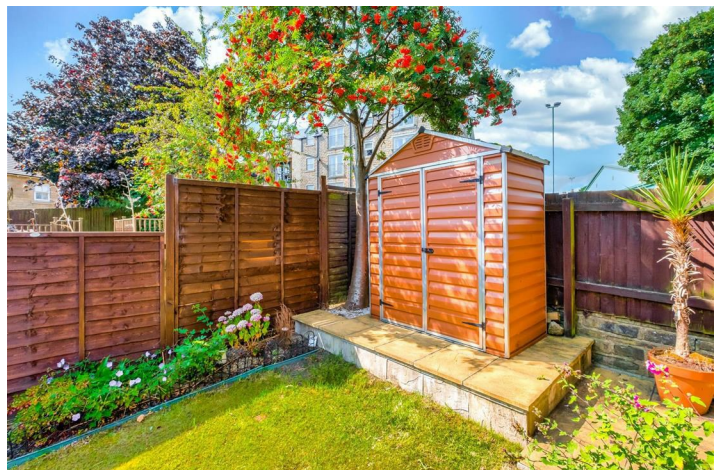
To the front of the property you will find a driveway providing off road parking. To the rear an enclosed garden.

Directions

Please use the postcode HX1 2QB for sat nav directions

PLEASE NOTE

1. MONEY LAUNDERING REGULATIONS: Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.
2. General: While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the position for you, especially if you are contemplating travelling some distance to view the property.
3. Measurements: These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any built-in furniture.
4. Services: Please note we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service reports before finalising their offer to purchase.
5. THESE PARTICULARS ARE ISSUED IN GOOD FAITH BUT DO NOT CONSTITUTE REPRESENTATIONS OF FACT OR FORM PART OF ANY OFFER OR CONTRACT. THE MATTERS REFERRED TO IN THESE PARTICULARS SHOULD BE INDEPENDENTLY VERIFIED BY PROSPECTIVE BUYERS OR TENANTS. NEITHER PETER DAVID PROPERTIES NOR ANY OF ITS EMPLOYEES OR AGENTS HAS ANY AUTHORITY TO MAKE OR GIVE ANY REPRESENTATION OR WARRANTY WHATEVER IN RELATION TO THIS PROPERTY.



Road Map



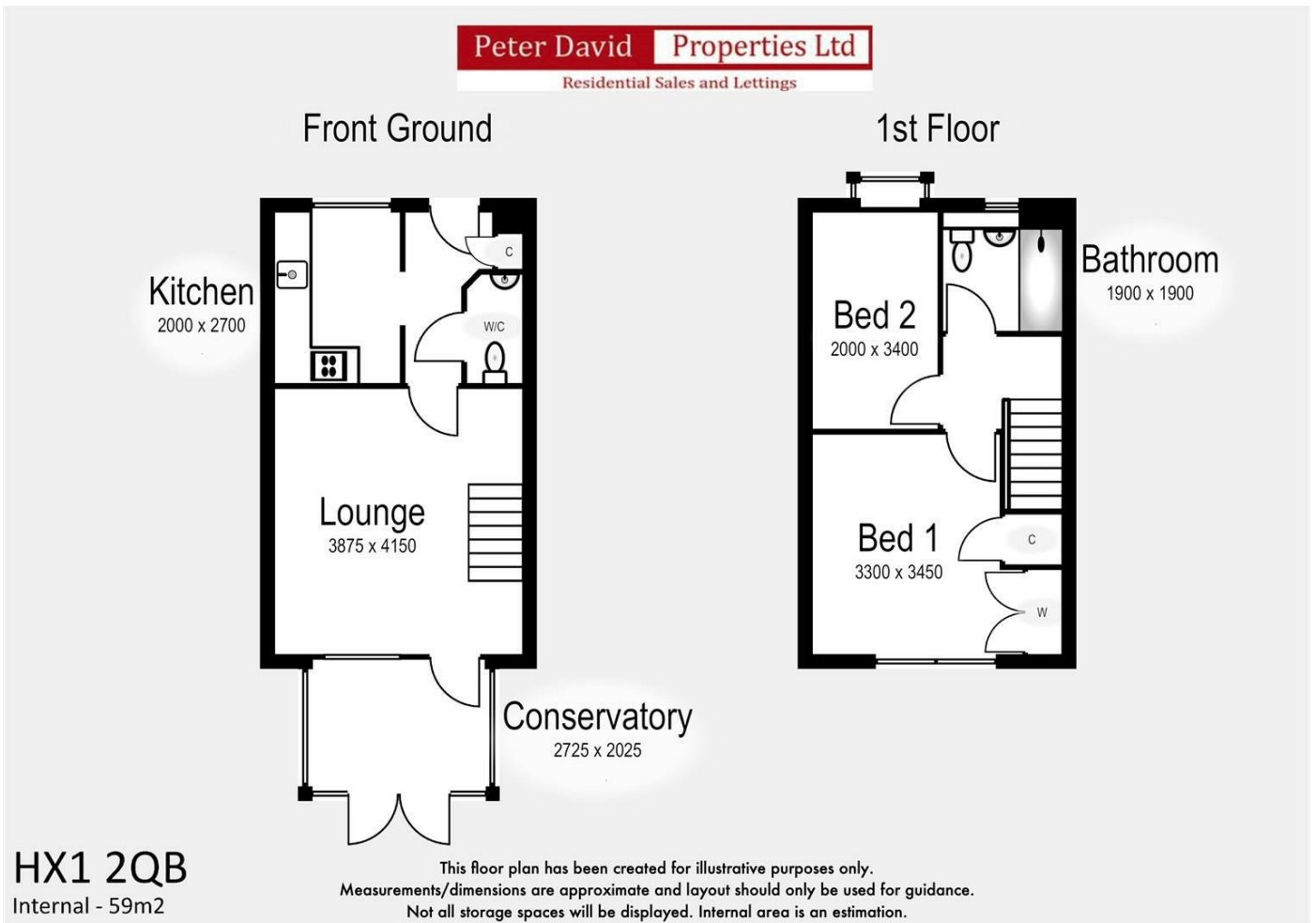
Hybrid Map



Terrain Map



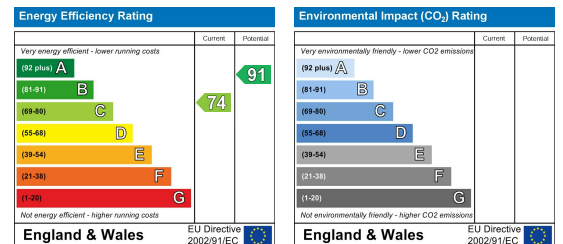
Floor Plan



Viewing

Please contact us on 01422 366 948 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars are for guidance only and do not constitute any part of a contract. No person within the company has the authority to make or give any representation or warranty in respect of the property. All measurements are approximate and for illustrative purposes only. None of the services and fittings or equipment have been tested. These particulars whilst believed to be accurate should not be relied on as statements of fact, and purchasers must satisfy themselves by inspection or otherwise as to their accuracy. Although these particulars are thought to be materially correct their accuracy cannot be guaranteed and they do not form part of any contract.

361 Skircoat Green Road,
Halifax
HX3 0RP

102 Commercial Street
Brighouse HD6 1AQ

20 New Road
Hebden Bridge HX7 8EF

213 Halifax Road
Huddersfield HD3 3RG

www.peterdavid.co.uk

T: 01422 366948
E: halifax@peterdavid.co.uk

T: 01484 719191
E: brighouse@peterdavid.co.uk

T: 01422 844403
E: hebdenbridge@peterdavid.co.uk

T: 01484 719191
E: huddersfield@peterdavid.co.uk