# Peter David

# Properties Ltd

Residential Sales and Lettings



# **Cheltenham Gardens, Halifax**

£475 PCM











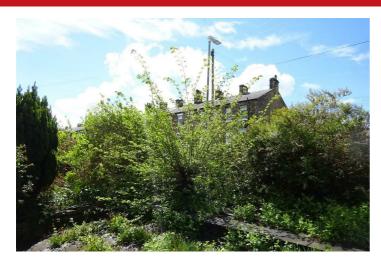
Nestled in the charming area of Cheltenham Gardens, Halifax, this delightful one-bedroom flat offers a perfect blend of comfort and convenience. Ideal for individuals or couples seeking a cosy living space, this property is designed to meet the needs of modern living.

Upon entering, you will be greeted by a warm and inviting atmosphere, with well-proportioned rooms that maximise space and light. The flat features a spacious bedroom, providing a peaceful retreat for rest and relaxation. The living area is perfect for entertaining guests or enjoying quiet evenings at home, while the kitchen is equipped with essential amenities, making meal preparation a breeze.

The location of this flat is particularly appealing, as it is situated in a friendly neighbourhood with easy access to local shops, cafes, and parks. Public transport links are also nearby, ensuring that commuting to Halifax town centre and beyond is both simple and efficient.

This property presents an excellent opportunity for first-time buyers or those looking to downsize without compromising on quality. With its attractive features and prime location, this flat is sure to attract interest. Do not miss the chance to make this charming residence your new home.

- ONE BEDROOM APARTMENT
- KITCHEN
- LOUNGE
- BEDROOM
- BATHROOM
- CLOSE TO LOCAL AMENITIES
- GARDEN TO THE REAR
- COUNCIL TAX A
- EPC RATING D





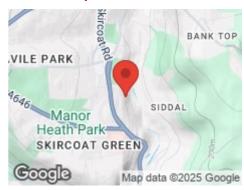
### **Road Map**



## **Hybrid Map**



#### **Terrain Map**

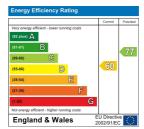


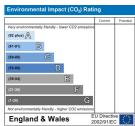
#### **Floor Plan**

### **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.

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