



24 Victoria Drive, Northowram, Halifax, West Yorkshire, HX3 7HX

Asking Price £269,950

HAMILTON BOWER are pleased to offer FOR SALE this THREE BEDROOM SEMI-DETACHED FAMILY HOME with off-street parking located on a quiet cul-de-sac in Northowram, Halifax - HX3. With a detached single garage, double driveway to the front, and within close proximity to local schools, we expect this property to be popular with family buyers seeking a home in the area. Internally comprising; entrance hall, kitchen, dining room, living room, three first floor bedrooms, bathroom and second floor occasional room. Externally the property has a double driveway to the front, a detached single garage to the side/rear, and a low-maintenance garden to the rear. The property benefits from gas central heating and double glazing throughout and is available to view immediately.

FOR MORE INFORMATION PLEASE CONTACT HAMILTON BOWER TODAY

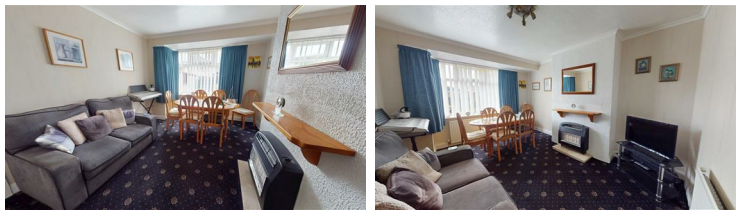
GROUND FLOOR

Living Room



Good-sized living room with a view to the front of the property, a central fireplace and space for a large suite.

Dining Room



Second reception room, a dining room to the rear of the property with a view to the garden. With a central fireplace and ample room for a family dining table with chairs.

Kitchen



Cooking kitchen to the rear of the property with side access to the garden and a pantry cupboard. The kitchen is fitted with a good range of matching wooden units with worktops and tiled splashbacks. Appliances include - gas hob with overhead extractor, oven/grill, sink with drainer. Power and plumbing for a free-standing fridge/freezer and washing machine.

FIRST FLOOR

Primary Bedroom



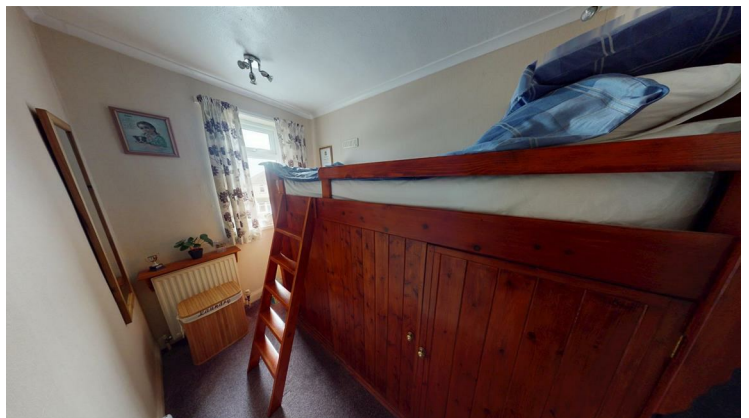
Good-sized primary bedroom to the first floor with a view to the garden. The primary has dual full-length wardrobes and offers space for a large bed with side tables.

Bedroom



Second bedroom, a further double with a view to the garden. Offering space for a double bed, side tables, wardrobes and a desk if preferable.

Bedroom



Third bedroom, a single room with a view to the front of the property. Ideal for a child's bedroom or a home office for those working remotely.

Bathroom



House bathroom with frosted window and matching four-piece suite - bath, corner shower, wc, wash basin and towel rail.

SECOND FLOOR

Occasional Room



Converted loft occasional room to the second floor with open staircase.

With a skylight window, eaves storage, and ample room for a home office or single bed.

EXTERNAL



Rear



Low-maintenance garden to the rear of the property with side access or access via the kitchen.

The garden has a gated pathway, a central lawn, boundary fencing and backs onto the garage.

Driveway & Garage



Dual driveway to the front of the property offering off-street parking for two cars.

The driveway runs alongside the property leading to the detached single garage which has an up-and-over door and a power supply.

