



9 Victoria Drive, Northowram, Halifax, HX3 7HX
£1,250 Per Calendar Month

HAMILTON BOWER are pleased to offer TO LET this well-presented THREE BEDROOM SEMI-DETACHED PROPERTY with off-street parking located on a quiet cul-de-sac in Northowram, Halifax - HX3. Freshly decorated throughout and ready to let immediately, we expect this property to be ideal for professional couples and families seeking a home in the area. Internally comprising; entrance hallway, kitchen, open-plan dining/lounge, storage cupboard, three first floor bedrooms, shower room, loft. Externally the property has a good-sized garden to the rear, and off-street parking for multiple cars to the front.

GROUND FLOOR

Kitchen



Cooking kitchen to the rear of the property with a range of fitted units, gas hob with oven/grill and extractor, sink with drainer.

Living/Dining Room



Open-plan living/dining room with dual-aspect to the front and rear.
With a central electric fireplace, fitted cupboards and ample room for a suite and family dining table.

FIRST FLOOR

Primary Bedroom



Generous primary bedroom with a view to the front of the property.
With full-length fitted wardrobes and ample room for a bed with side tables.

Bedroom



Second bedroom, with a view to the rear of the property.
With full-length fitted wardrobes and ample room for a bed with side tables.

Bedroom



Third bedroom, a single room with a view to the front of the property.
With a fitted single bed above the bulk ahead offering storage.

Bathroom



Bathroom with airing cupboard and matching three-piece suite - walk-in shower, wc, wash basin and towel rail.

EXTERNAL



Rear



Good-sized garden to the rear of the property with gated access to the side.

With a patio area leading from the property, and a lawn to the lower tier offering ideal space for outdoor seating.

Front

Paved driveway to the front of the property offering parking for multiple cars.

