



Westfield Drive, Halifax, HX3 8AW



welcome to

Westfield Drive, Halifax

Offered with no onward chain is this three bedroom semi-detached family home in Lightcliffe, Offers Over £270,000 situated close to local amenities offering spacious family accommodation with off street parking and front & rear gardens. This property could be ideal for growing families.



Entrance Hall

Enter the property through a uPVC door to the front elevation into the entrance hall where there is carpeted flooring, two wall lights, central heating radiator and a double glazed window to the side elevation. The entrance hall provides access to the ground floor accommodation.

Lounge

15' 2" x 11' 11" (4.62m x 3.63m)

Spacious lounge with a double glazed window to the front elevation, two wall lights, ceiling light point and central heating radiator. With a gas fire & surrounding fire place, carpeted flooring and the lounge provides ample space for free standing furniture.

Dining Room

9' x 10' 6" (2.74m x 3.20m)

With carpeted flooring, ceiling light point and central heating radiator. There is a double glazed window to the rear elevation and space for dining furniture.

Kitchen

12' 4" x 7' 10" (3.76m x 2.39m)

Fitted kitchen with wall & base units, complementary work surfaces incorporating a stainless steel sink & drainer with a mixer tap. With a double glazed window to the side elevation, central heating radiator, five spot lights and a uPVC door which leads to the rear garden. There is an integrated fridge & dishwasher and the kitchen itself has vinyl flooring.

First Floor Landing

With carpeted flooring, ceiling light point and a double glazed window to the side elevation.

Bedroom One

10' 11" x 11' 11" (3.33m x 3.63m)

Double bedroom with a double glazed window to the front elevation, central heating radiator and ceiling light point. The bedroom itself provides space for free standing furniture, has carpeted flooring and benefits from fitted wardrobes.

Bedroom Two

9' 11" to wardrobe x 10' 11" (3.02m to wardrobe x 3.33m)

Bedroom two also a double bedroom with carpeted flooring, central heating radiator ceiling light point and double glazed window to the rear elevation. The bedroom also benefits from fitted wardrobes.

Bedroom Three

10' 10" x 6' 5" (3.30m x 1.96m)

With carpeted flooring, central heating radiator, ceiling light point and a double glazed window to the front elevation. Bedroom three benefits from bulk head storage space.

Family Bathroom

The family bathroom comprises of a back to wall w/c, wash hand basin with a vanity unit and walk in shower. There is a double glazed window to the rear elevation, four spot lights and the bathroom itself has tiled walls & carpeted flooring.

W/c Room

Located on the ground floor is a w/c room comprising of a low level w/c, vinyl flooring, tiled walls and a double glazed window to the side elevation.

Externally

The front of the property has a lawned garden with flowerbeds and a driveway providing off street parking. To the rear is a good sized lawned & paved garden with a shed and also a greenhouse. The garden would be great for enjoying the summer months.

Garage

Garage with an up & over door and working power.



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Westfield Drive, Halifax

- ***Offers Over £270,000***
- NO ONWARD CHAIN
- OFF STREET PARKING & GARAGE
- EXCELLENT SPACIOUS FAMILY ACCOMMODATION PRESENTED TO A GOOD STANDARD
- FRONT & REAR GARDENS

Tenure: Freehold EPC Rating: D

offers over

£270,000



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Please note the marker reflects the postcode not the actual property

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Property Ref:
HFX113001 - 0006

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