



Higgin Lane, Halifax, HX3 9PQ

welcome to

Higgin Lane, Halifax

A two bedroom semi-detached bungalow in the highly desirable location of Southowram. Benefitting from a driveway, garage, front & rear gardens and sold with No onward chain. The property is in need of some TLC but would make a great home. Call us now to arrange a viewing!



Entrance Hall

Enter through the uPVC door into the entrance hall which has carpet flooring, a central heating radiator, ceiling light point and carpet flooring.

Lounge

13' max x 12' 5" max (3.96m max x 3.78m max)

The lounge has carpet flooring, a ceiling light point, two wall lights, gas fire, uPVC double glazed bay window to front and a central heating radiator.

Kitchen

9' 10" x 8' 8" (3.00m x 2.64m)

The kitchen has been fitted with wall and base units with work surfaces over. Fitted with a sink and drainer, space and plumbing for washing machine, space for electric cooker. There is a uPVC double glazed window to the rear elevation, a ceiling light point, Vinyl flooring and a central heating radiator.

Bedroom One

13' x 12' (3.96m x 3.66m)

Carpet flooring, central heating radiator, ceiling light point and Double glazed bay window to the front elevation.

Bedroom Two

11' 11" x 8' 9" (3.63m x 2.67m)

Carpet flooring, ceiling light point, central heating radiator, uPVC double glazed window to the rear elevation and there is a gas fire.

Bathroom

bathroom fitted with a pedestal wash hand basin, panelled bath and low level Wc. With carpet flooring, ceiling light point, uPVC double glazed window to the rear elevation and central heating radiator.

Externally

Externally the property benefits from a driveway & Garage. Front & rear gardens, the front garden laid mainly to lawn and the rear garden is paved and there is a shed.



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welcome to

Higgin Lane, Halifax

- **OFFERS OVER £160,000**
- TWO BEDROOM SEMI-DETACHED
- DRIVEWAY & GARAGE
- FRONT & REAR GARDENS
- NO CHAIN

Tenure: Freehold EPC Rating: D

offers over

£160,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
HFX112981 - 0002

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



01422 362845



halifax@williamhbrown.co.uk



6 Bull Green, HALIFAX, West Yorkshire, HX1 5AB



williamhbrown.co.uk