

Ogden View Close, Halifax HX2 9LY

welcome to

Ogden View Close, Halifax

Offering great spacious family living accommodation is this three-bedroom detached Bungalow in Halifax, Offers Over £275,000 which could be ideal for growing families. Benefiting from stunning good sized gardens, off street parking & detached garage. Contact us now to book your viewing!













Lounge

20' 7" \times 12' 7" (6.27m x 3.84m) The lounge comprises of carpet flooring, ceiling light points, gas central heating radiators, fitted gas fire, UPVC double glazed windows to front and side.

Kitchen

10' 4" x 8' 8" (3.15m x 2.64m)

The kitchen comprises of wooden flooring, ceiling strip light, gas central heating radiator, matching wall and base units, fitted oven and hob, composite door to side elevation, UPVC double glazed window to the side elevation.

Conservatory

17' 11" x 9' 7" ($5.46m \times 2.92m$) The conservatory comprises of laminate flooring, French door to rear elevation, UPVC double glazed windows.

Bedroom One

11' 4" x 10' 6" ($3.45m \times 3.20m$) Bedroom one comprises of carpet flooring, ceiling light point, gas central heating radiator, fitted wardrobes, UPVC double glazed window to the rear elevation.

Bedroom Two

11' 7" x 9' 5" ($3.53m \times 2.87m$) Bedroom two comprises of laminate flooring, ceiling light point, gas central heating radiator, sliding door to rear elevation.

Bedroom Three

10' 8" x 8' 3" ($3.25m \times 2.51m$) Bedroom three comprises of carpet flooring, ceiling light point, gas central heating radiator, fitted wardrobes, UPVC double glazed window to the side elevation.

Shower Room

The shower room comprises of carpet flooring, tiled walls, low level W/c, fitted vanity unit with wash basin, fully plumbed shower unit.

Wc

The W/c comprises of low-level w/c, wash hand basin, gas central heating radiator, UPVC double glazed window to side elevation.

Garage

The garage has a roller shutter door and electricity points.

Externally

Externally the property benefits from a block paved and pebbled driveway with disability access, to the front and to the rear there is a Astro turfed garden with a pond and a detached garage. These beautiful gardens would be great for enjoying the summer months.





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- ***OFFERS OVER £275,000***
- DETACHED BUNGALOW OFFERING EXCELLENT SPACIOUS LIVING
- BEAUTIFUL WELL-MAINTAINED GARDENS WITH FAR REACHING VIEWS
- OFF STREET PARKING & DETACHED GARAGE
- CLOSE TO LOCAL AMENITIES & TRANSPORT LINKS

Tenure: Freehold EPC Rating: Awaited Council Tax Band: B

offers over

£275.000



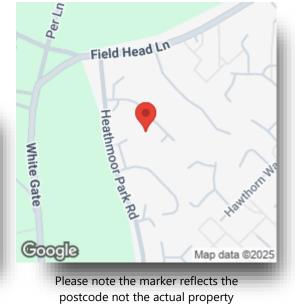


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Property Ref: HFX114162 - 0003 1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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