



Central Park, HALIFAX, HX1 2BT

welcome to

Central Park, HALIFAX

A stunning four bedroom detached family home situated in a great location which offers excellent modern & spacious living accommodation which could be ideal for growing families, Offers Over £430,000. Benefitting from off street parking and a large well maintained rear garden. Contact us to view!



Entrance Hall

Enter the property through a composite door to the front elevation into the entrance hall where there are ceiling spotlights and LVT flooring. The entrance hall provides access to the kitchen/diner and benefits from underfloor heating.

Lounge

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

The spacious well presented lounge boasts a multi fuel burner and has open access to the kitchen/diner. There is a double glazed window to the front elevation, gas central heating radiator and ceiling light point. The lounge itself has carpeted flooring and provides ample space for free standing furniture.

Kitchen/Diner

23' 6" x 10' 4" (7.16m x 3.15m)

Stunning kitchen/diner with an extensive range of wall & base incorporating a sink & drainer with mixer tap, instant hot water tap and tiled splashback. There is a double glazed window to the rear elevation, ceiling spotlights and drop down lights. Boasting a centre island with space for seating, bi-folding doors which lead to the rear garden and underfloor heating. With a range cooker with extractor hood over, dining area providing space for dining furniture and the kitchen/diner itself has LVT flooring.

First Floor Landing

With carpeted flooring, ceiling light point and providing access to the first floor accommodation.

Bedroom One

14' 7" x 9' (4.45m x 2.74m)

Master bedroom with a double glazed window to the front elevation, ceiling light point and gas central heating radiator. The bedroom itself has carpeted flooring and a door which leads to the en-suite.

En-Suite

Modern en-suite which comprises of a three piece suite which includes a low level wc, wash hand basin with vanity unit and a walk in shower with glass screen. There is a frosted double glazed window to the front elevation, ceiling spotlights and the wc room itself is fully tiled.

Bedroom Two

15' 5" x 7' 5" (4.70m x 2.26m)

With a double glazed window to the front elevation, ceiling light point and gas central heating radiator. The bedroom itself has carpeted flooring.

Bedroom Three

11' 5" x 9' 3" (3.48m x 2.82m)

With carpeted flooring, gas central heating radiator, ceiling light point and a double glazed window to the rear elevation.

Bedroom Four

7' 5" x 6' 7" (2.26m x 2.01m)

With a double glazed window to the rear elevation, gas central heating radiator, ceiling light point and carpeted flooring.

Family Bathroom

The modern family bathroom comprises of a three piece suite which includes a low level wc, wash hand basin with a vanity unit and panelled bath with a shower over & glass shower screen. There is a frosted double glazed window to the rear elevation, ceiling spotlights and the bathroom itself has tiled walls & LVT flooring.

Wc Room

Located on the ground floor is a wc room which comprises of a low level wc, wash hand basin with vanity unit, ceiling light point and LVT flooring.

Externally

To the front of the property there is a block paved driveway providing off street parking for three cars, an EV charging point and gated access to the side leading to the rear. To the rear of the property is a beautiful well-maintained large garden which has a paved patio with a pergola over which is a great shelter area and provides space for garden furniture if desired. From the patio are steps which lead to the artificial grass area and a paved side. The garden is fenced for privacy and would be great for enjoying the summer months. The garden also includes a bark area, rock climbing wall and electric points.



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welcome to

Central Park, HALIFAX

- ***OFFERS OVER £430,000***
- PRESENTED TO AN EXCELLENT STANDARD THROUGHOUT OFFERING GREAT FAMILY ACCOMMODATION
- DRIVEWAY, EV CHARGING POINT & BEAUTIFUL LARGE WELL MAINTAINED REAR GARDEN
- PREMIUM LOCATION CLOSE TO HALIFAX TOWN CENTRE & LOCAL AMENITIES
- FOUR BEDROOM DETACHED PROPERTY WHICH COULD BE IDEAL FOR GROWING FAMILIES

Tenure: Freehold EPC Rating: D
Council Tax Band: D



Please note the marker reflects the postcode not the actual property

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Property Ref:
HFX114482 - 0006

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