



Alloe Field View, Halifax, HX2 9ER

welcome to

Alloe Field View, Halifax

Well-presented three bedroom semi-detached property situated in Illingworth, Price £200,000 which could be ideal for growing families. Benefitting from off street parking, gardens & garage. This property would make a great family home. Early viewings advised so contact us now to view!



Entrance Hall

Enter the property through a UPVC door to the front elevation into the entrance hall where there is tiled flooring, ceiling light point and a gas central heating radiator.

Lounge

17' 2" x 11' 9" (5.23m x 3.58m)

With a double glazed window to the front elevation, two ceiling light points and gas central heating radiator. There are French doors which provide access to the rear garden and the lounge itself has carpeted flooring.

Kitchen/Diner

17' 8" x 11' 3" (5.38m x 3.43m)

Fitted Kitchen with wall & base units, complementary worksurfaces over incorporating a stainless steel sink & drainer with mixer tap. There are double glazed windows to the rear & side elevation, UPVC door to the rear elevation, ceiling light points and under floor heating. With an oven & gas hob, plumbing for a washing machine & tumble dryer and the kitchen itself has tiled flooring.

First Floor Landing

With carpeted flooring, double glazed window to the front elevation and providing access to the first floor accommodation.

Bedroom One

16' 5" x 10' 2" (5.00m x 3.10m)

Double bedroom with double glazed windows to the front & rear elevation, gas central heating radiator and ceiling light point. The bedroom itself has carpeted flooring and provides ample space for free standing furniture.

Bedroom Two

10' 10" x 10' 5" (3.30m x 3.17m)

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

Bedroom Three

10' 5" x 8' 2" (3.17m x 2.49m)

With a double glazed window to the rear elevation, ceiling light point and gas central heating radiator. The bedroom itself has carpeted flooring. The partially boarded loft is accessible from this room with a ladder, and the loft is fitted with lighting and could be ideal for extra storage space.

Bathroom

The house bathroom comprises of a low level wc, pedestal wash hand basin and panelled bath with an electric shower over. There is a frosted double glazed window to the front elevation, ceiling light point and gas central heating towel rail. The bathroom itself has tiled walls & vinyl flooring.

Wc Room

Located on the ground floor is the wc room which comprises of a low level wc, pedestal wash hand basin, gas central heating radiator and ceiling spotlights. The wc room itself has tiled flooring.

Externally

To the front of the property there is a driveway providing off street parking and to the rear is a good sized paved garden which provides space for garden furniture if desired. The garden would be great for enjoying the summer months.

Outbuilding

22' 2" x 18' 6" (6.76m x 5.64m)

Detached garage with strip lighting, three doors two of which are up & over doors. The garage has solar panels and water connections and could be ideal for a workshop. Garage electrics are controlled by an independent fuse board with multiple power sockets. The garage also has a boarded loft which could be great for storage space.



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Alloe Field View, Halifax

- WELL-PRESENTED THROUGHOUT
- POPULAR LOCATION ILLINGWORTH
- IDEAL FOR GROWING FAMILIES
- DRIVEWAY & FRONT & REAR GARDENS
- SITUATED CLOSE TO GOOD SCHOOLS & AMENITIES

Tenure: Freehold EPC Rating: D

Council Tax Band: B

£200,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
HFX113638 - 0005

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