



6 Brick Row, Siddal, Halifax, HX3 9AT

£500

- : Popular & Convenient Location
- : Lounge
- : Bond 600
- : Viewing Recommended

- : Easy Access to Halifax Town Centre
- : Kitchen
- : Available Immediately

- : Double Bedroom with en suite
- : Easy Access to M62
- : No Pets No Smokers

6 Brick Row, Halifax HX3 9AT

Available to rent is this charming first-floor, one-bedroom apartment, located in a highly sought-after and convenient residential area within Siddal. Offering characterful and unfurnished accommodation, this delightful property is ideal for a single professional or couple. The apartment enjoys excellent access to Halifax Town Centre, local amenities, and the Trans-Pennine road and rail networks connecting Manchester and Leeds. An internal inspection is strongly recommended to fully appreciate the accommodation on offer.



Council Tax Band: A



ENTRANCE VESTIBULE

The front entrance opens to a staircase leading up to the apartment. A further door opens into the inner hallway, complete with fitted carpet, providing access to all rooms.

From the inner hall door to

LOUNGE

11'0" x 14'11"

The spacious lounge is full of character, featuring a beautiful fireplace with a mantelpiece and hearth, housing a coal-effect, living-flame gas fire. The room is enhanced by exposed wood panelling and a beamed ceiling, creating a warm and inviting atmosphere. There are UPVC double-glazed windows to the side and rear elevations, providing good natural light, along with a double radiator, TV point, and fitted carpet.

KITCHEN

8'9" x

The kitchen is fitted with a range of wall and base units, incorporating matching work surfaces and a stainless steel single drainer one-and-a-half bowl sink unit with mixer tap. Integrated appliances include a four-ring halogen hob with extractor hood above and a fan-assisted electric oven and grill beneath. There is also plumbing for an automatic washing machine. Two UPVC double-glazed windows overlook the front elevation.

BEDROOM

8'9" x 9'5"

A unique double bedroom featuring a built-in four-poster bed, exposed beams to the ceiling, and an attractive exposed brickwork feature wall. Further benefits include built-in wardrobes, a UPVC double-glazed window to the rear elevation, a double radiator, and fitted carpet.

EN SUITE

Accessed from the bedroom, the en suite is fitted with a white three-piece suite comprising a pedestal wash basin, low-flush W/C, and a fully tiled shower cubicle with shower unit. The en suite also features wood panelling, a UPVC double-glazed window to the front elevation, and is finished to a high standard.

GENERAL

- : Tenure: Rental
- : Services: All mains services (gas, water, and electricity)
- : Heating: Gas central heating
- : Windows: UPVC double glazing throughout
- : Council Tax Band: A
- : Availability: Unfurnished

Directions

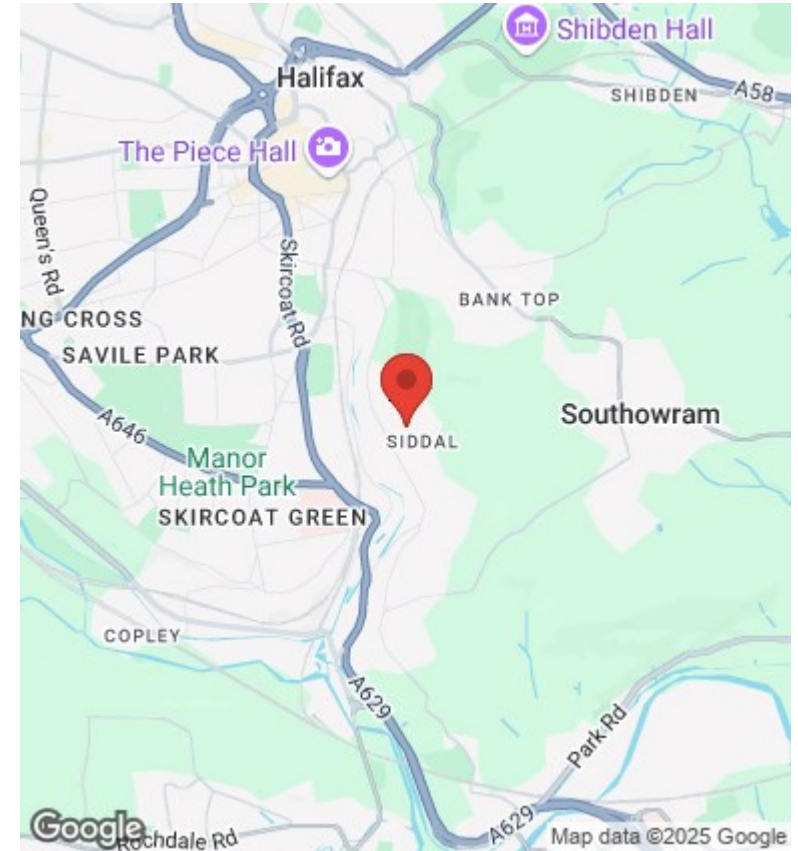
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Viewings

Viewings by arrangement only. Call 01422 349222 to make an appointment.

Council Tax Band

A



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC 