



RESIDENTIAL



10 Regent Court Albert Promenade

Savile Park, Halifax, HX3 0HD

£160,000 Leasehold





We are delighted to bring to market this spacious two bedroom, two bathroom apartment set within the popular Regent Court development at Savile Park. This gated development includes a lift and allocated parking and the apartment itself benefits from a private balcony.

Location

Regent Court is a gated development, set between the moor at Savile Park and the walks along the crags at Woodhouse Scar. Both Crossley Heath and Gleddings schools are within a very short distance. Halifax town centre is nearby with all its shops and amenities, including the railway and bus stations.

Accommodation

A spacious hallway that serves each of the rooms. There is a large airing cupboard that provides a useful space for your vacuum cleaner, your ironing board, etc. A useful utility cupboard has plumbing for a washing machine plus space for a dryer, as well as towels, linens, etc. A good sized lounge (4.84m x 3.76m) is open to the kitchen. There's plenty of light from the French doors which lead to a Juliet balcony. The well fitted kitchen (3.76m x 1.89m) enjoys a range of base, wall and drawer units, with tiled splashbacks and worktops incorporating a sink unit with a mixer tap and integrated appliances of a four ring ceramic hob beneath a canopied hood, an electric oven, a fridge freezer, and a dishwasher.

The principal bedroom (3.49m x 2.68m) is a good sized double room overlooking the rear of the building with fitted wardrobes and an en suite shower room with a white three piece suite consisting of a low level WC, a wash hand basin, and a shower enclosure. The second bedroom (3.49m x 2.73m) is a good sized that widens to a nice alcove for wardrobes. The bathroom is fitted with a white three piece suite consisting of a low level WC, a wash hand basin, and a bath that has a shower fitment.

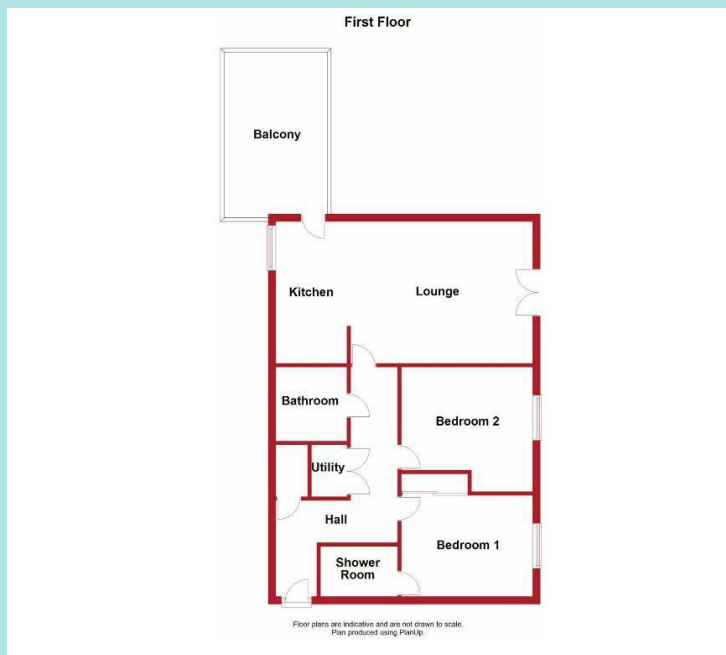
A private balcony (4.39m x 2.74m) faces South and East, making it the perfect spot to sit out and enjoy the sunshine with a glass or a cup of your favourite beverage.

The apartment has an allocated car parking space within the gated complex, and there are additional visitor spaces close to the building, again within the gates.

Lease Details

Lease Terms: 134 years remaining.
Ground Rent: £371.77 per annum.
Service Charge: £1,165.35 per annum.

Council tax band: C
EPC rating: C
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