



# 26 Halifax Road, Hipperholme, Halifax, HX3 8ER

Offers Over £250,000

An exciting option to buy this road side land. Previously part of a larger mixed use scheme for residential and commercial. Now available subject to planning being obtained by purchaser. The site is well placed for local amenities and walking distance to the High Street.

Reloc8 are pleased to offer for sale this exciting development site which is located off the Halifax Road close to the centre of Hipperholme. Previously part of a larger mixed use scheme for residential and commercial. Now available subject to planning being obtained by the purchaser.. 18/00800/ful

#### Agent Notes & Disclaimer.

The information provided on this property does not constitute or form part of an offer or contract, nor may it be regarded as representation. All interested parties must verify accuracy and your solicitor must verify tenure/lease information, fixtures & fittings and, where the property has been extended/converted, planning/building regulation consents. All dimensions are approximate and quoted for guidance only as are floor plans which are not to scale, and their accuracy cannot be confirmed. Reference to appliances and/or services does not imply that they are necessarily in working order or fit for the purpose.

## Directions

## Viewings

Viewings by arrangement only. Call 01422 756001 to make an appointment.

## Council Tax Band

## EPC Rating:

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