



**Alloe Field Place, Halifax, HX2 9ES**

william  
h brown

welcome to

## Alloe Field Place, Halifax

Offered with no onward chain is this two bedroom link-detached bungalow situated in Illingworth, OIRO £170,000 which offers great accommodation. Benefiting from off street parking, gardens and lovely views. Situated close to local amenities & transport links. Contact us now to view!



## **Porch**

Enter the property through a UPVC door to the front elevation into the porch where there is carpeted flooring, a double glazed window to the rear elevation, ceiling light point and a door to the side which provides access to the entrance hall. There is also a wood door to the rear which leads out into the rear garden.

## **Lounge**

14' 8" x 12' 1" ( 4.47m x 3.68m )

Spacious lounge with sliding doors which lead to the rear elevation which leads to the rear garden which overlooks the cricket pitch. The lounge comprises of a gas central heating radiator, ceiling light point, carpeted flooring and provides ample space for free standing furniture.

## **Kitchen**

9' 1" x 7' 8" ( 2.77m x 2.34m )

Fitted kitchen with wall & base units, complementary worksurfaces incorporating a sink & drainer with mixer tap. There is a double glazed window to the rear elevation, ceiling light point and carpeted flooring. With an oven & hob with a pull out extractor over.

## **Bedroom One**

13' 3" x 10' ( 4.04m x 3.05m )

Double 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 benefits from fitted wardrobes.

## **Bedroom Two**

9' 9" x 10' ( 2.97m x 3.05m )

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

## **Shower Room**

The shower room comprises of a three piece suite which includes a low level wc, wash hand basin with vanity unit and a shower. There is a frosted double glazed window to the side elevation, ceiling light point. The shower room is partially tiled and has vinyl flooring.

## **Externally**

The front of the property is access through double gates and has a driveway providing off street parking for two or more car. There is also a garden to the front. To the rear is a good sized garden which is tiered with a patio area and a well maintained lawn. Providing space for garden furniture if desired and would be great for enjoying the summer months and relaxing. The garden overlooks the cricket pitch and benefits from lovely views.



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## Alloe Field Place, Halifax

- \*\*\*OFFERS IN THE REGION OF £170,000\*\*\*
- SOLD WITH NO ONWARD CHAIN
- TWO BEDROOM LINK-DETACHED BUNGALOW WITH LOVELY VIEWS
- OFF STREET PARKING & FRONT & REAR GARDENS
- OFFERING SPACIOUS LIVING THROUGHOUT

Tenure: Freehold EPC Rating: D

Council Tax Band: C

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**£170,000**



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must only rely on the particulars given in the sales particulars. Powered by www.housetrack.com



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Property Ref:  
HFX114259 - 0009

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

william h brown



**01422 362845**



halifax@williamhbrown.co.uk



6 Bull Green, HALIFAX, West Yorkshire, HX1 5AB



[williamhbrown.co.uk](http://williamhbrown.co.uk)