

Wheatley Court, Mixenden Road, Halifax, HX2 8QL

william h brown

welcome to

Wheatley Court, Mixenden Road, Halifax

A one bedroom property situated in Wheatley. Located close to local amenities, schools and transport links. The property benefits from a communal garden and communal parking.! Call now to book your viewing.













Lounge /Kitchen
22' x 10' 11" (6.71m x 3.33m)
Open plan kitchen and living comprises of carpet flooring and vinyl flooring matching wall and base units with work top over, ceiling spotlights, electric oven with hob, tiled splash back, UPVC patio door leading to balcony.

Landing
The landing comprises of carpet flooring, electric radiator, ceiling spotlights.

Bedroom
12' x 11' 7" (3.66m x 3.53m)
the bedroom comprises of carpet flooring, ceiling spotlights, electric heater.

Bathroom
The bathroom comprises of vinyl flooring, low level W/c, panelled bath with shower over, pedestal wash basin.

Agents Note
Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

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Wheatley Court Mixenden Road, Halifax

- ONE BEDROOM FLAT
- OFFERS OVER £60,000
- WHEATLEY AREA
- FREE PARKING
- CLOSE TO LOCAL AMENITIES

Tenure: Leasehold EPC Rating: C
Council Tax Band: A Service Charge: 1200.00
Ground Rent: 250.00

This is a Leasehold property with details as follows; Term of Lease 250 years from 01 Jan 2020. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers over

£60,000









Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/HFX114818

The Property Ombudsman

Property Ref:
HFX114818 - 0005

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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 Witan Gate House, 500-600 Witan Gate West, Milton Keynes, MK9 1GF. VAT Registration Number is 500 2481 05.

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