



**Norton Close, Halifax, HX2 7RD**



**welcome to**

**Norton Close, Halifax**

A two-bedroom semi-detached bungalow situated in the popular residential location of Norton Tower. Well-presented throughout, Detached garage, Driveway and Gardens to the front & rear. Contact us now to book your viewing!



### Agents Note

The sale of this Property is subject to Grant of Probate. Please seek an update from the Branch with regards to the potential timeframes involved.'

### Lounge

14' x 11' 9" ( 4.27m x 3.58m )

The lounge comprises of carpet flooring, wall lights, fitted gas fire, gas central heating radiator, UPVC double glazed window to the front elevation.

### Kitchen

13' 6" x 7' 2" ( 4.11m x 2.18m )

The kitchen comprises of laminate flooring, ceiling light point, gas central heating radiator, wall and matching base units with work top over, sink and drainer, fitted Neff oven, induction hob, UPVC double glazed door to side elevation, UPVC double glazed window to front and side.

### Landing

The landing comprises of carpet flooring, ceiling light point, gas central heating radiator, UPVC door to side elevation.

### Bedroom One

14' x 9' ( 4.27m x 2.74m )

Bedroom one comprises of carpet flooring, ceiling light point, gas central heating radiator, fitted wardrobes, UPVC double glazed window to the rear elevation.

### Bedroom Two

9' 10" x 9' 6" ( 3.00m x 2.90m )

Bedroom two comprises of carpet flooring, ceiling light point, gas central heating radiator, UPVC double glazed window to the rear elevation.

### Shower Room

The shower room comprises of wet room flooring, tiled walls, ceiling light point, gas central heating radiator, hand wash basin, low level W/c, shower, UPVC double glazed window to the side elevation.

### Externally

Externally this bungalow benefits from a driveway and detached Garage. There is a low maintenance garden to the front and a garden to the rear which is also low maintenance, mainly paved with flower beds and a greenhouse. An Ideal space for sitting out in the summer months.

### Garage

16' 5" x 7' 9" ( 5.00m x 2.36m )

The garage has a roller door, power points and lighting.



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welcome to

## Norton Close, Halifax

- TWO BEDROOM SEMI-DETACHED BUNGALOW
- NORTON TOWER LOCATION
- DRIVEWAY & GARAGE
- OFFERS OVER £190,000
- WELL-PRESENTED THROUGHOUT

Tenure: Freehold EPC Rating: D  
Council Tax Band: C

offers over  
**£190,000**



Please note the marker reflects the  
postcode not the actual property

**view this property online** [williamhbrown.co.uk/Property/HFX114111](http://williamhbrown.co.uk/Property/HFX114111)



Property Ref:  
HFX114111 - 0003

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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.



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