



**Field Close, HALIFAX, HX3 5LS**

**welcome to**

**Field Close, HALIFAX**

Two bedroom apartment in the Lee Mount location marketed at £120,000. Benefiting from a rear garden, allocated parking & double glazed & central heated throughout. The property is close to good schools and transport links. Contact us now to view!



### **Entrance Hall**

The entrance hall comprises of carpet flooring, gas central heating radiator, UPVC door to the front entrance.

### **Lounge**

15' 4" x 12' 1" ( 4.67m x 3.68m )

the lounge comprises of carpet flooring, ceiling light points, gas central heating radiator, French door to the rear.

### **Kitchen**

9' 1" x 8' 1" ( 2.77m x 2.46m )

The kitchen comprises of vinyl flooring, matching wall and base units with work top over, gas central heating radiator, fitted oven with gas hob, UPVC double glazed window to the rear.

### **Bedroom One**

11' 7" x 11' 2" ( 3.53m x 3.40m )

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

### **Bedroom Two**

7' 4" x 7' 11" ( 2.24m x 2.41m )

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

### **Bathroom**

The modern bathroom comprises of tiled walls and flooring, ceiling spotlights, gas central heating radiator, fitted vanity unit with wash hand basin, low level W/c ,fitted shower.

### **Externally**

Externally the property benefits from a rear garden with composite decking and pebbled area.



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## Field Close, HALIFAX

- TWO BEDROOM GROUND FLOOR APARTMENT
- LOCATED IN THE LEE MOUNT LOCATION
- ALLOCATED PARKING
- REAR GARDEN WITH COMPOSITE DECKING
- CLOSE TO LOCAL AMENITIES AND TRANSPORT LINKS

Tenure: Leasehold EPC Rating: C

Council Tax Band: A Service Charge: 1047.00

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Mar 1999. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

# £120,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
HFX115080 - 0003

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