



13 Asquith Mews, Halifax, HX3 8FN
Halifax

Offers in the Region of
£395,000



Bedrooms: 4 | Bathrooms: 2 | Receptions: 2

Tucked away in a quiet cul-de-sac on the Meadowcroft development in the popular Hove Edge area, this extended four-bedroom detached property would make an ideal family home.

The ground floor offers generous space for everyday living and entertaining, with a kitchen diner, a large rear extension providing versatile additional living space, and a separate living room featuring a media wall. Four bedrooms and two bathrooms complete the accommodation, while the southwest-facing garden offers an inviting setting for relaxing and spending time outdoors.

Set within a peaceful residential development, the property is close to excellent schools and conveniently located for Brighthouse town centre, combining a quiet setting with easy access to local amenities.

Entrance Hallway

Enter this well presented property via a composite door into the hallway. Access to the living room. Carpeted stairs rise to the first floor accommodation.

Living Room

A spacious carpeted living room with a feature media wall with shelving, inset electric fire and space for a television. Double wooden doors take you through to the kitchen diner.

Kitchen Diner

A modern kitchen diner with laminate flooring, matching wall and base units and laminate work-surfaces. Integrated appliances comprise of: a double electric oven, a gas hob, an extractor, a dishwasher and a 1.5 stainless steel sink and drainer under a PVCu window looking into the bright conservatory. There is ample space for a family dining table and a useful walk in storage cupboard. PVCu patio doors into the conservatory and access to the utility





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Ground-floor WC

A useful ground-floor WC. Comprising of WC, a wash basin with tiled splash-back and a PVCu privacy window to rear aspect.

Conservatory

A large conservatory benefitting from underfloor heating and a feature wall with stylish shelving. Bi-fold doors open up to the garden and patio areas making this a wonderful space to relax with family or entertain.

Landing

Carpeted stairs rise to the first floor accommodation. Access to all bedrooms and house bathroom. Benefitting from a large walk in storage cupboard and loft access.





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Principal Bedroom

To the front of the property is this spacious double bedroom with PVCu window to front elevation.

En-Suite

A modern partially tiled en-suite comprising of: WC, wash basin and corner shower cubicle with glass panels. A wall mounted cupboard provides plenty of storage. PVCu privacy window to side elevation.

Bedroom Two

A second double bedroom with PVCu window to front aspect.

Bedroom Three

A small double bedroom with PVCu window to rear aspect.

Bedroom Four

A second small double bedroom with PVCu window to rear elevation.

House Bathroom

A partially tiled house bathroom with laminate flooring. Comprising of: WC, a wash basin and a bath with overhead shower. Benefitting from a wall mounted storage cupboard and PVCu privacy window to rear elevation.

Exterior

This property sits on a quiet cul-de-sac and has a tarmac driveway (off-road parking for two cars) leading to the single attached garage. Italian stone paving leads down the side of the property to the enclosed rear garden with two patio areas and a lawn.







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