



Rye Lane, Halifax HX2 0QB

welcome to

Rye Lane, Halifax

A three-bedroom semi-detached home with a driveway and rear garden, offering comfortable living and available at £190,000.



Entrance Hall

The entrance hall comprises of vinyl flooring, ceiling light points.

Lounge

14' 1" x 11' 11" (4.29m x 3.63m)

The lounge comprises of carpet flooring, ceiling light point, gas central heated radiator, remote control gas fire, UPVC double glazed window to the front elevation.

Kitchen

11' 10" x 10' 10" (3.61m x 3.30m)

The kitchen comprises of vinyl flooring, ceiling light point, gas central heated radiator, matching wall and base units with work top over, induction hob, electric oven, UPVC double glazed window to the rear elevation.

Utility Room

The utility comprises of vinyl flooring, ceiling light point, gas central heating radiator, plumbing for a washing machine, UPVC double glazed window to the front and side elevation.

Landing

The landing comprises of carpet flooring, ceiling light point, loft hatch door, UPVC double glazed window to the side elevation.

Bedroom One

11' 5" x 11' 2" (3.48m x 3.40m)

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

Bedroom Two

11' 6" x 9' 2" (3.51m x 2.79m)

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

Bedroom Three

8' 6" x 6' 6" (2.59m x 1.98m)

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

Bathroom

The bathroom comprises of vinyl flooring, ceiling light point, low level W/c, fitted vanity unit with wash basin, panelled bath with shower over, storage cupboard, heated towel rail, UPVC double glazed window to the rear elevation.

Externally

Externally the property benefits from a paved and lawned driveway, to the rear there is a enclosed garden with a lawned area paved patio.



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welcome to

Rye Lane, Halifax

- PRESENTED TO A GREAT STANDARD THROUGHOUT
- GREAT FIRST TIME BUYER OPPORTUNITY
- DRIVEWAY PROVIDING OFF STREET PARKING
- CLOSE TO SCHOOLS & AMENITIES
- FRONT & REAR GARDENS

Tenure: Freehold EPC Rating: Awaiting

Council Tax Band: B

£190,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
HFX115388 - 0002

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01422 362845



Halifax@williamhbrown.co.uk



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



williamhbrown.co.uk