

Peter David

Properties Ltd

Residential Sales and Lettings



Carlton House Terrace,

£150,000





Nestled in the popular area of Carlton House Terrace, Halifax, this delightful terraced house presents an excellent opportunity for those seeking a comfortable and inviting home. The property boasts a well-proportioned reception room, perfect for entertaining guests or enjoying quiet evenings with family.

With three spacious bedrooms, this residence is ideal for families or those wishing to have extra space for guests or a home office. The layout is thoughtfully designed to maximise both comfort and functionality. The single bathroom is conveniently located, catering to the needs of the household with ease.

The terraced nature of the house adds to its character, providing a sense of community while still offering privacy. The surrounding area is known for its friendly atmosphere and accessibility to local amenities, making it a desirable location for both families and professionals alike.

This property is a wonderful blend of charm and practicality, making it a perfect choice for anyone looking to settle in Halifax. Whether you are a first-time buyer or seeking a new family home, this terraced house on Carlton House Terrace is certainly worth considering.

- THREE BEDROOMS
- END TERRACE
- WELL PRESENTED
- POPULAR LOCATION
- CLOSE TO LOCAL AMENITIES
- IDEAL FOR FIRST TIME BUYERS OR INVESTORS
- COUNCIL TAX BAND - A
- EPC RATING - TO FOLLOW

Accommodation

Entrance vestibule

Lounge

11'10" x 13'5" (3.62 x 4.1)

Dining kitchen

14'9" x 9'6" (4.5 x 2.9)

Cellar

15'3" x 13'6" (4.65 x 4.12)

First floor

Bedroom one

8'7" x 13'10" (2.62 x 4.22)

Bedroom two

9'10" x 9'1" (3 x 2.77)

Bathroom

5'2" x 6'6" (1.6 x 2)

Second floor

Attic room

13'1" x 15'1" (4 x 4.6)

Directions

Please use post code HX1 3LD for sat nav directions.

PLEASE NOTE

1. Anti-Money Laundering (AML) Checks - As part of making an offer, we're required by law to complete Anti-Money Laundering (AML) checks to confirm the identity of all purchasers. To cover the cost of this process, a fee of £25 inc VAT per buyer is payable when your offer is accepted. This is a standard requirement for all buyers and helps us ensure your offer can be progressed as quickly and smoothly as possible.
2. General: While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the position for you, especially if you are contemplating travelling some distance to view the property.
3. Measurements: These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any built-in furniture.
4. Services: Please note we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service reports before finalising their offer to purchase.
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Road Map



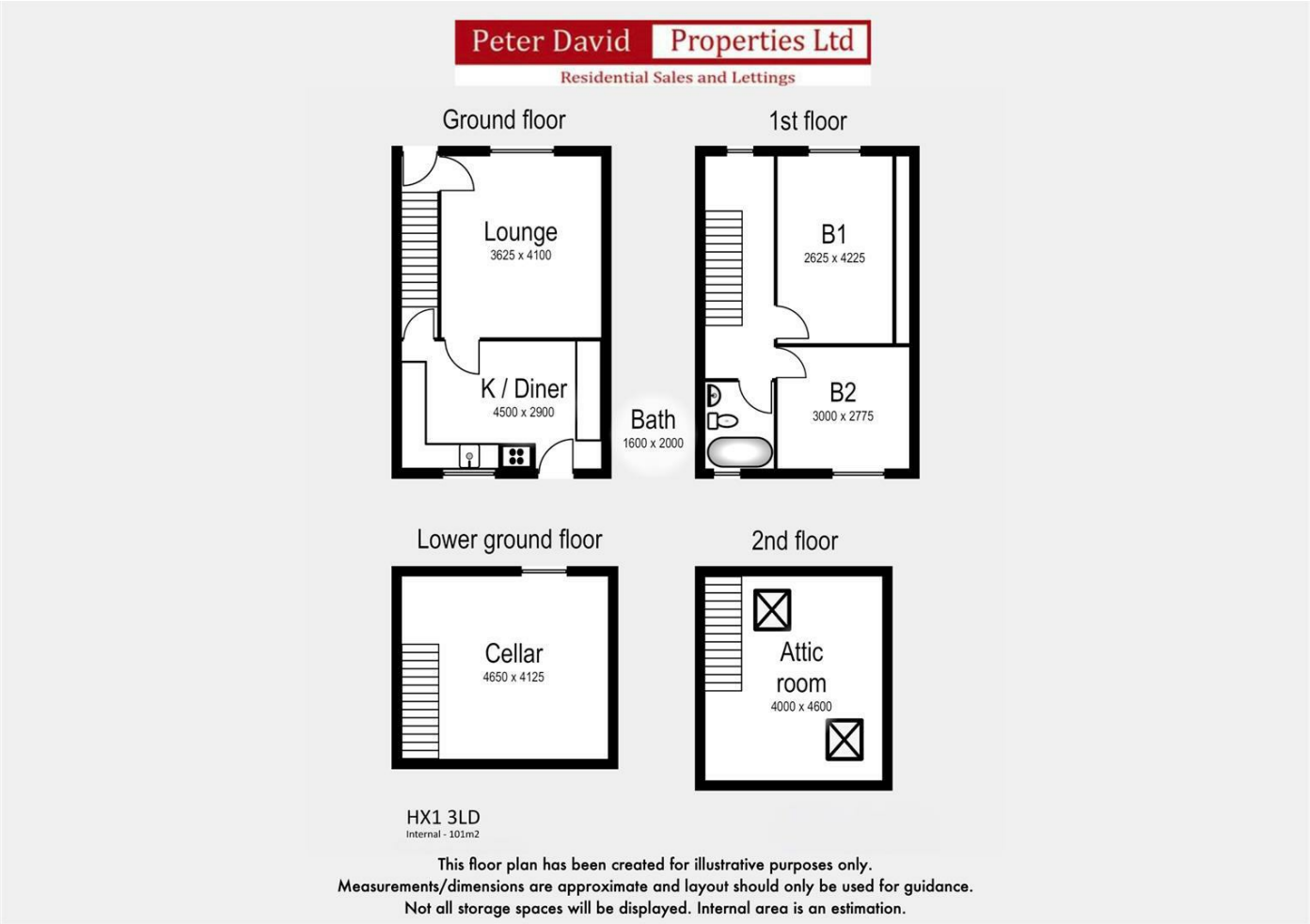
Hybrid Map



Terrain Map



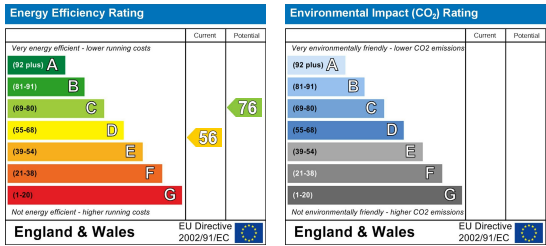
Floor Plan



Viewing

Please contact us on 01422 366 948 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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