

Keighley Road, Halifax, HX2 9DP

£795



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**Council Tax Band: A**

We are pleased to offer to the market this well presented, two bedroom property on the popular Keighley Road in Halifax. Benefitting from being close to local schools, amenities and transport links, this property would be ideal for a small family / working professionals.

This property also benefits from having gardens to the front and rear, providing ample outdoor space and has ample on-street parking in the surrounding area.

This property briefly comprises of:

### **Entrance Hall**

Entrance hall to the property front with uPVC double glazed window, and door leading to the front garden.

### **Living Room**

Living room with uPVC double glazed window to the front elevation, feature stone work and gas central heating.

### **Kitchen**

Recently installed kitchen with matching wall and base units, integrated cooker and hob with extractor over, space for fridge / freezer.

### **Conservatory**

Conservatory to the property rear.

### **Bedroom One**

Bedroom with gas central heating and uPVC double glazed window to the front elevation.

### **Bedroom Two**

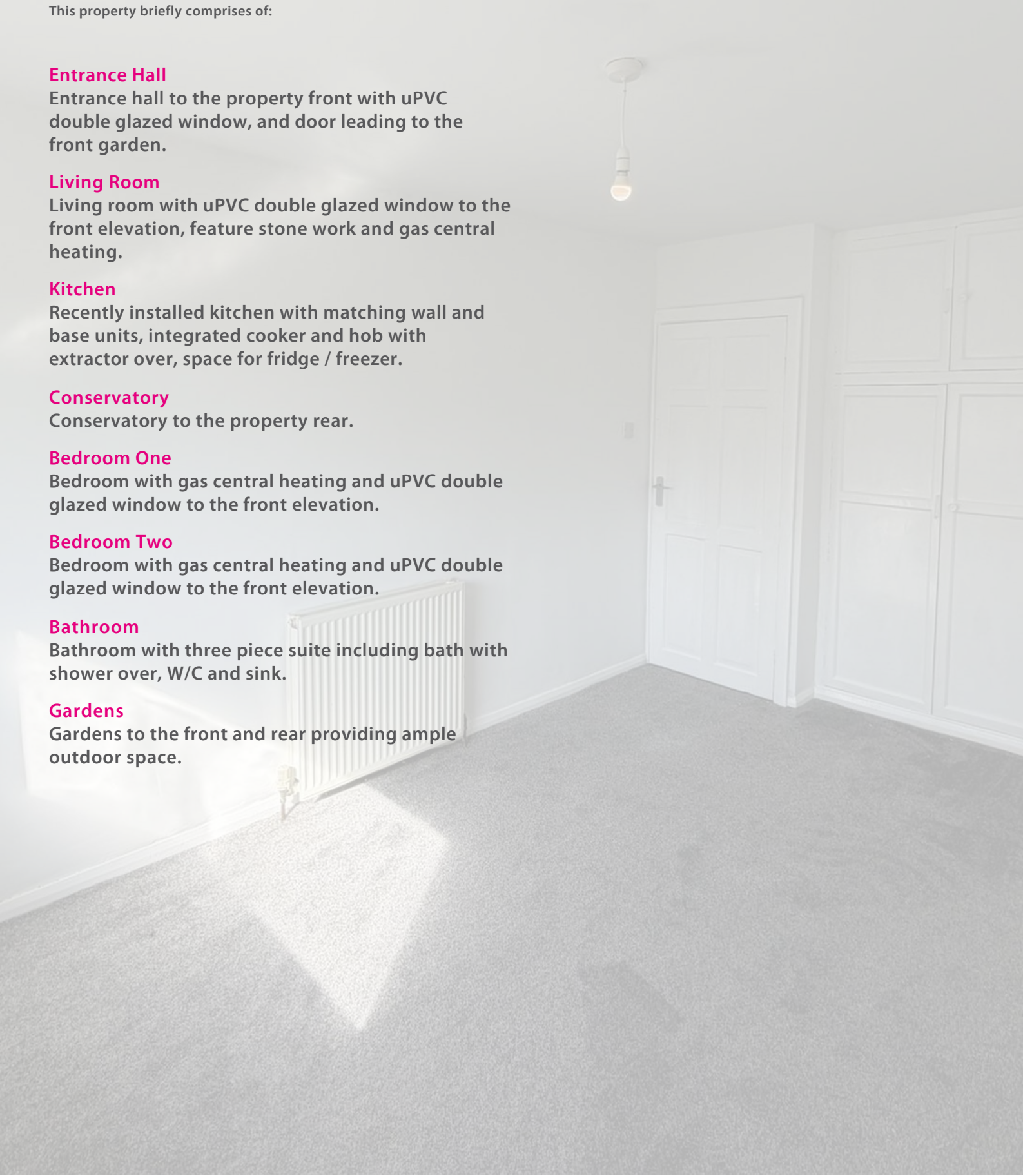
Bedroom with gas central heating and uPVC double glazed window to the front elevation.

### **Bathroom**

Bathroom with three piece suite including bath with shower over, W/C and sink.

### **Gardens**

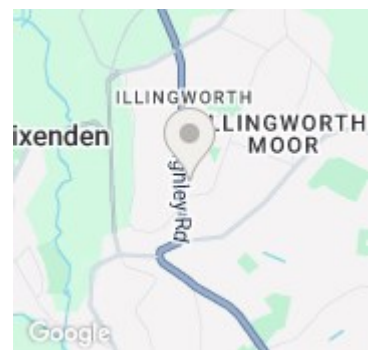
Gardens to the front and rear providing ample outdoor space.







**Keighley**



Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			<b>80</b>
(55-68) <b>D</b>	<b>60</b>		
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
<i>Not energy efficient - higher running costs</i>			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC 