

Peter David

Properties Ltd

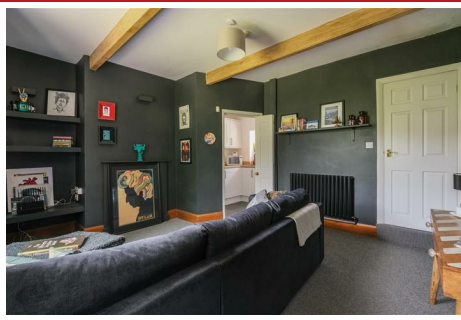
Residential Sales and Lettings



Green Terrace Square,

£115,000





Nestled within the highly desirable Savile Park area, Green Terrace Square is a charming stone-built terraced cottage that effortlessly combines character, style and practicality. Beautifully presented throughout and offered ready to move into, this delightful one-bedroom home is perfectly suited to first-time buyers, downsizers or investors alike.

The accommodation begins with an inviting lounge, full of warmth and character, creating an ideal space for both relaxing and entertaining. A separate modern kitchen is thoughtfully designed and well-equipped, providing a practical and attractive space for everyday living.

To the first floor, the landing benefits from useful built-in storage cupboards, while the generously proportioned double bedroom features fitted wardrobes, maximising storage and functionality. Completing the accommodation is a contemporary shower room, finished to a high standard with modern fixtures and fittings.

A particular highlight of the property is the impressive garden. Rare for a property of this type, the substantial outdoor space is beautifully established, lawned areas and a variety of shrubs, creating a peaceful and private setting. Perfect for outdoor dining, gardening enthusiasts or simply enjoying the surroundings, the garden offers exceptional outdoor living space and further enhances the appeal of this charming home.

Situated in a sought-after residential location, the property enjoys convenient access to local amenities, transport links and the vibrant attractions of Savile Park and Halifax town centre, making it an excellent opportunity for a wide range of purchasers.

- SOUGHT-AFTER SAVILE PARK LOCATION
- CHARMING STONE-BUILT COTTAGE
- BEAUTIFULLY PRESENTED THROUGHOUT
- MODERN KITCHEN & SHOWER ROOM
- SPACIOUS DOUBLE BEDROOM
- LARGE MATURE PRIVATE GARDEN
- COUNCIL TAX BAND - A
- EPC RATING - D

Accommodation

Lounge

14'9" x 12'7" (4.5 x 3.85)

Kitchen

5'10" x 6'6" (1.8 x 2)

First floor

Bedroom one

14'9" x 8'3" (4.5 x 2.52)

Shower room

5'2" x 8'2" (1.6 x 2.5)

Directions

Please use postcode HX1 3EP for sat nav directions.

PLEASE NOTE

1. MONEY LAUNDERING REGULATIONS: Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.
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.
5. THESE PARTICULARS ARE ISSUED IN GOOD FAITH BUT DO NOT CONSTITUTE REPRESENTATIONS OF FACT OR FORM PART OF ANY OFFER OR CONTRACT. THE MATTERS REFERRED TO IN THESE PARTICULARS SHOULD BE INDEPENDENTLY VERIFIED BY PROSPECTIVE BUYERS OR TENANTS. NEITHER PETER DAVID PROPERTIES NOR ANY OF ITS EMPLOYEES OR AGENTS HAS ANY AUTHORITY TO MAKE OR GIVE ANY REPRESENTATION OR WARRANTY WHATEVER IN RELATION TO THIS PROPERTY.



Road Map



Hybrid Map



Terrain Map



Floor Plan

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Lounge

4550 x 3850

K

1800 x 2000

HX13EP

Internal - 54m2

Cellar

3350 x 950

B1

4500 x 2525

Shower room

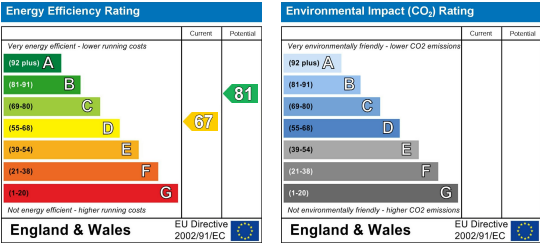
1600 x 2500

This floor plan has been created for illustrative purposes only.
Measurements/dimensions are approximate and layout should only be used for guidance.
Not all storage spaces will be displayed. Internal area is an estimation.

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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