

Peter David

Properties Ltd

Residential Sales and Lettings



2 Sefton Crescent

Brighouse, HD6 2LZ

£280,000

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Hove Edge, Brighouse, HD6 2LZ

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Tucked away on Sefton Crescent, Brighouse, this charming three-bedroom dormer bungalow offers a perfect blend of comfort and convenience. The property boasts three generously sized double bedrooms, with one conveniently located on the ground floor, making it ideal for families or those seeking single-level living.

Recently redecorated throughout, the home features fresh, modern aesthetics complemented by new carpets, creating a welcoming atmosphere. The spacious layout allows for easy movement and a sense of openness, making it an inviting space for both relaxation and entertaining. With two bathrooms and a third w/c, the home caters for all residents providing a comfortable living space.

Outside, the property is equally impressive, with a driveway that accommodates parking for multiple vehicles, ensuring ample space for family and guests. The garden provides a lovely outdoor area for leisure and enjoyment, while the garage offers additional storage, parking or workshop potential.

Situated in an ideal location, this bungalow is just a stone's throw away from local amenities, ensuring that everyday needs are easily met. Furthermore, excellent transport links make commuting a breeze, and for those who enjoy leisure activities, a nearby golf course adds to the appeal of this wonderful home.

Offered for sale with No Onward Chain, this delightful dormer bungalow on Sefton Crescent is a fantastic opportunity for anyone seeking a spacious, well-appointed residence in a prime location. With its modern finishes and convenient features, it is sure to attract interest from a variety of buyers.

*** This property is now sold subject to contract and viewings have ceased. The vendor will not consider other offers whilst conveyancing is underway. ***

Entrance Hallway

Leading in from the front of the home and providing access to the living room, bathroom and ground floor bedroom as well as upstairs to the first floor accommodation.

Open Plan Living Dining Room

A spacious open plan L-shaped living and dining space with laminate flooring and a feature fireplace. With windows overlooking the rear and side aspect this flexible space provides room to relax and entertain and there is an external door opening out onto the garden

Bedroom Three

A double bedroom on the ground floor overlooking the front of the home with grey carpets and plenty of plug sockets

Kitchen

With a window overlooking the side aspect of the home and an external door to the rear opening onto the garden the kitchen has gloss black cupboards and dark worktops. With space for an oven, washing machine and fridge, there is ample space for storage and appliances. There is a slimline dishwasher, extractor fan and stainless steel sink and drainer in place.

Ground Floor Shower Room

With a corner shower, w/c and hand basin as well as a heated towel rail, the ground floor shower room has a tiled floor and light blue colour scheme.

Bedroom One

A double bedroom on the first floor overlooking the front of the home with access to the en-suite.

En-Suite

With a bath tub, hand basin, w/c and towel rail, the tiled en-suite provides additional practicality to the home.

Bedroom Three

A double bedroom overlooking the side of the home with access to the w/c en-suite.

En-Suite W/C

With a hand basin, w/c and heated towel rail, there is also useful storage space and a built in extractor fan.

Garage

A detached brick built garage ideal for parking or storage space with an up and over door to the front, a door to the side of the building and a window to the rear.

External

The home is set back behind a front garden and a driveway to the side of the home leading to the garage. There is a private garden to the rear

Directions

For Satnav please use the postcode HD6 2LZ

Viewings

Viewings are strictly by appointment only. Please contact Peter David Properties.

Mortgages

We recommend KB Mortgage Services, on hand to discuss all of your mortgage and protection needs. Kate, the founder of KB Mortgage Services, is available both in branch and through home visits - if you would like to arrange an appointment contact us today.

DISCLAIMER

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.

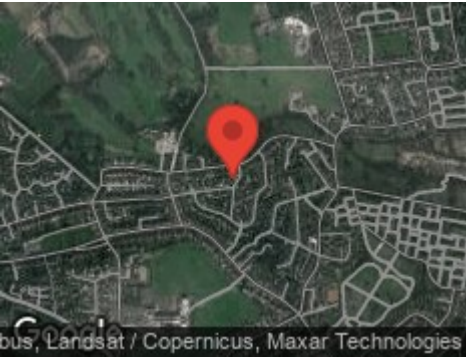
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Road Map



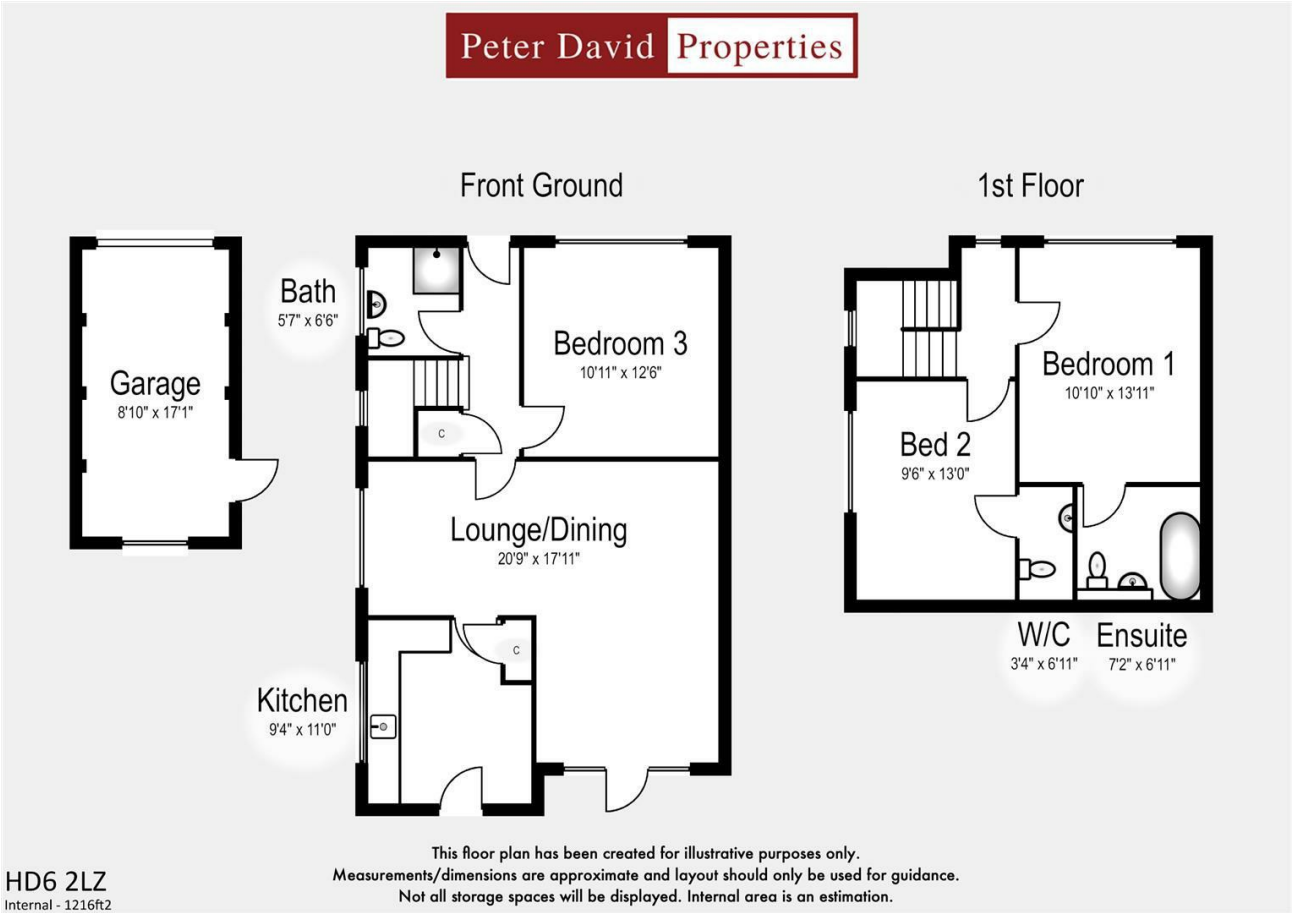
Hybrid Map



Terrain Map



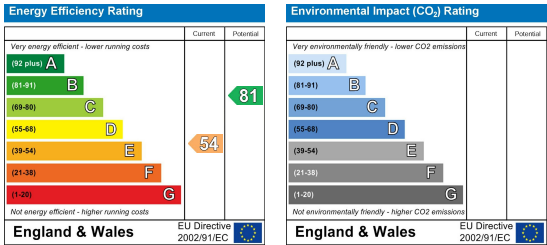
Floor Plan



Viewing

Please contact us on 01484 719191 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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