



**Carr House Lane
Halifax
West Yorkshire
HX3 7RB**

Offers in Excess of £224,000

bettermove

Carr House Lane

Halifax

Bettermove are pleased to welcome to the market this charming three bedroom detached house in Shelf, available with no forward chain.

The property benefits from off road parking for three cars with a driveway and detached garage. The council tax band is D.

The interior of this well presented property comprises a living room, games/family room, open plan kitchen/dining room and separate shower room and WC on the ground floor. The first floor consists of three bedrooms and the family bathroom with two loft rooms which could be used as additional bedrooms. The exterior boasts an enclosed rear garden with patio, perfect for enjoying the summer months.

Situated in the popular village of Shelf, the property is close to a number of amenities, including supermarkets, shops, restaurants and pubs. Transport connections can be found from the A6036, A58, M62 and Low Moor train station.

This exciting opportunity is not to be missed and all enquiries can be made through Bettermove.

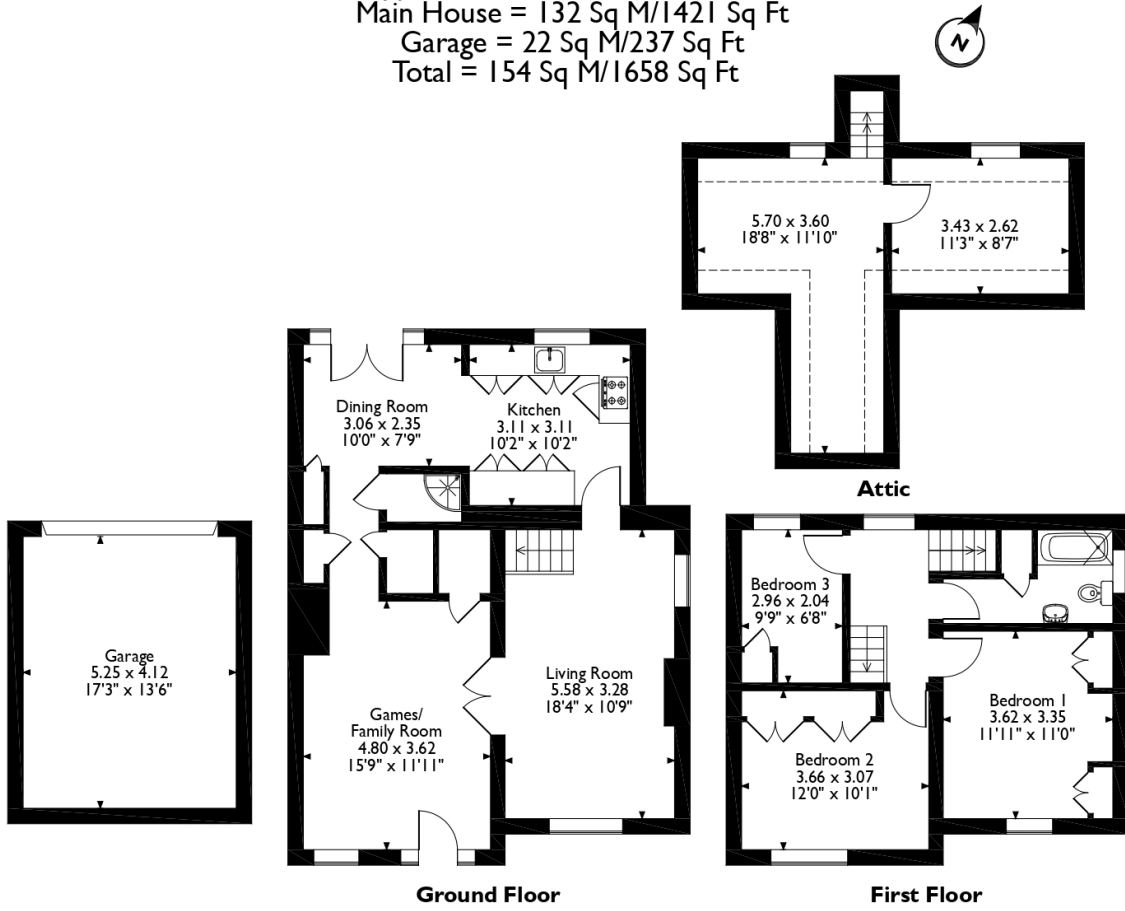
You can secure the purchase today by paying an exclusivity fee of £1,000 which gives you the rights to purchase within a given timeframe.

Paying this fee ensures that the seller takes their property off the market and reserves it exclusively for you, therefore eliminating the risk of gazumping and aborted costs.

The exclusivity fee is returned to you upon successful completion of the property.



Carr House Lane, Halifax, West Yorkshire
Approximate Gross Internal Area
Main House = 132 Sq M/1421 Sq Ft
Garage = 22 Sq M/237 Sq Ft
Total = 154 Sq M/1658 Sq Ft



Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.



20-22 Bridge End, Leeds, LS1 4DJ
t: 0330 004 0050 e: hello@bettermove.co.uk
www.bettermove.co.uk