Beacon Hill Road, Halifax, HX3 6AF

£300,000

Edkins & Holmes
ESTATE AGENTS

Set over three spacious floors, this impressive four-bedroom semi-detached home offers stylish and versatile family living, together with truly outstanding views across Halifax, taking in notable landmarks such as Halifax Minster and the renowned Piece Hall.

Beautifully presented throughout, the accommodation is both modern and welcoming. The heart of the home is the generous living and dining room, complete with a wall mounted fire, creating a cosy atmosphere for relaxing evenings. This space opens seamlessly into the kitchen, making it ideal for everyday family life as well as entertaining guests.

The property boasts a particularly spacious master bedroom with its own en-suite, providing a peaceful retreat. There are three further well-proportioned bedrooms, offering flexibility for children, guests, or home working, along with a contemporary shower room serving the remaining rooms.

Externally, the home continues to impress with a large rear lawn and patio garden, perfect for outdoor dining, play, or enjoying the open outlook.

Situated in a highly convenient location, the property is within easy reach of Halifax town centre, the train station, and a wide range of local amenities, making it an excellent choice for commuters and families alike.

Ground Floor:

Entrance Hall
Radiator. UPVC double glazed door to front elevation.

Bedroom Three 11'7" x 10'4" (3.531 x 3.155)
Fitted wardrobes. Radiator. UPVC double glazed window to rear elevation.

Bedroom Four 10'4" x 8'0" (3.158 x 2.440)
Radiator. UPVC double glazed window to rear elevation.

Shower Room
Vanity sink unit. Low flush W.C. Walk-in shower. Partially tiled. Chrome towel radiator. UPVC double glazed window to front elevation.

Lower Ground Floor:

Kitchen 16'9" x 4'9" (5.108 x 1.457)
Fitted kitchen with wall and base units. Stainless steel sink. Electric oven. Induction hob. Cooker hood. Plumbing for washing machine. Yorkshire Stone floor. Radiator. UPVC double glazed window to rear elevation.

Lounge/Dining Room 15'3" x 11'7" (4.649 x 3.537)
Yorkshire Stone floor. Radiator. UPVC double glazed window to rear elevation. UPVC double glazed door to rear elevation.

First Floor:

Master Bedroom 15'2" x 11'7" (4.627 x 3.539)
Radiator. UPVC double glazed window to rear elevation.

En-Suite
Vanity sink unit. Low flush W.C. Walk-in shower. Radiator.

Bedroom Two 10'3" x 8'0" (3.128 x 2.440)
Radiator. UPVC double glazed window to rear elevation.

Rear Garden
Lawn and patio garden.

Council Tax Band
B

Location
To find the property, you can download a free app called What3Words which every 3 metre square of the world has been given a unique combination of three words.

The three words designated to this property is:
office.raves.boat

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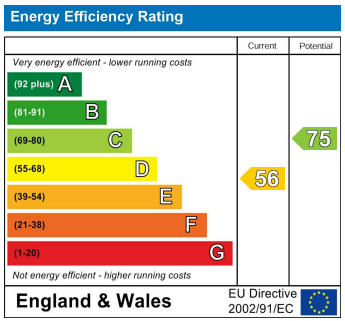

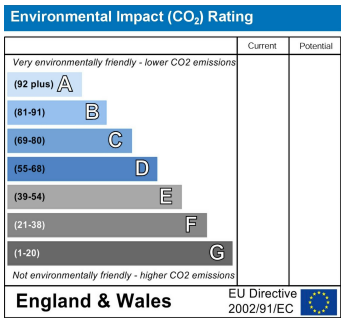

EVERY-
THING IS
FIGURE-
OUTABLE

All measurements are aprroximate and for display purposes only
Plan produced using PlanUp.

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