

Peter David

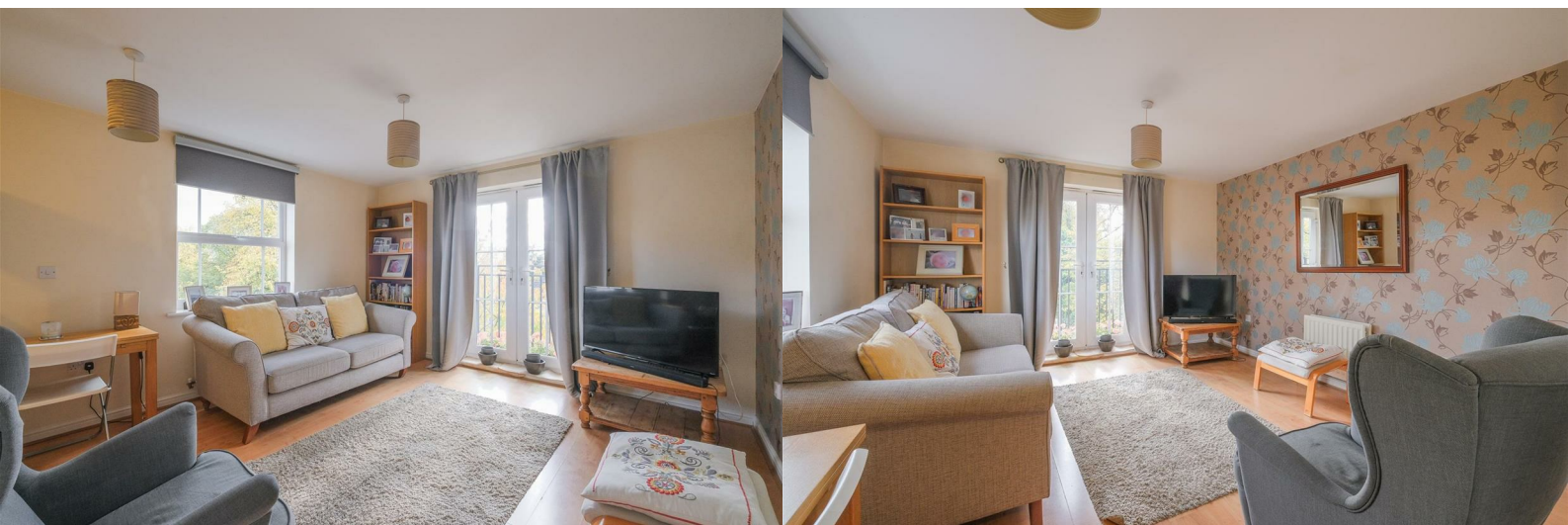
Properties Ltd

Residential Sales and Lettings



Bishopdale Court, Savile Park

£120,000





Welcome to this delightful two-bedroom apartment, situated in the sought-after Bishopdale Court, just off Free School Lane in Halifax. Located on the second floor, this attractive property offers modern, convenient living, making it an ideal choice for first-time buyers, investors or those seeking a comfortable lock-up-and-go lifestyle.

Upon entering, you are welcomed by an entrance hall leading into a bright and spacious open-plan lounge and kitchen, creating a sociable and inviting living space. The lounge benefits from elegant Juliet balcony doors, allowing plenty of natural light to flood the room and creating a lovely sense of openness.

The apartment boasts two generously sized double bedrooms, providing ample space for relaxation and comfort. The master bedroom benefits from its own en-suite bathroom, while a separate, well-appointed main bathroom serves the second bedroom and visiting guests.

Externally, the property benefits from allocated parking, along with additional visitor parking, offering added convenience for residents and their guests.

Ideally positioned for enjoying the best of Halifax, Bishopdale Court is within walking distance of the beautiful open spaces of Savile Park and Manor Heath, perfect for leisurely strolls and enjoying the outdoors. Halifax town centre is also within easy walking distance, offering a variety of shops, cafés, restaurants and everyday amenities. The property is also well placed for visiting The Piece Hall, Halifax's iconic Grade I listed former cloth hall, now a vibrant destination for independent shops, dining, cultural events and live entertainment.

Lease details

Lease: 58 years remaining
Service charge: £378.78 quarter / £1515 per year.
Ground Rent: £62.50 every 6 months / £125 per year

Accommodation

Entrance hall

Open plan Lounge/ Kitchen

12'5" x 19'10" (3.8 x 6.07)

Bedroom one

12'5" x 11'1" (3.8 x 3.4)

En suite

9'0" x 4'7" (2.75 x 1.4)

Bedroom two

9'0" x 13'9" (2.75 x 4.2)

Bathroom

9'0" x 6'6" (2.75 x 2)

Directions

Please use post code HX1 2QD for sat nav directions.

PLEASE NOTE

1. Anti-Money Laundering (AML) Checks - As part of making an offer, we're required by law to complete Anti-Money Laundering (AML) checks to confirm the identity of all purchasers. To cover the cost of this process, a fee of £25 inc VAT per buyer is payable when your offer is accepted. This is a standard requirement for all buyers and helps us ensure your offer can be progressed as quickly and smoothly as possible.
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



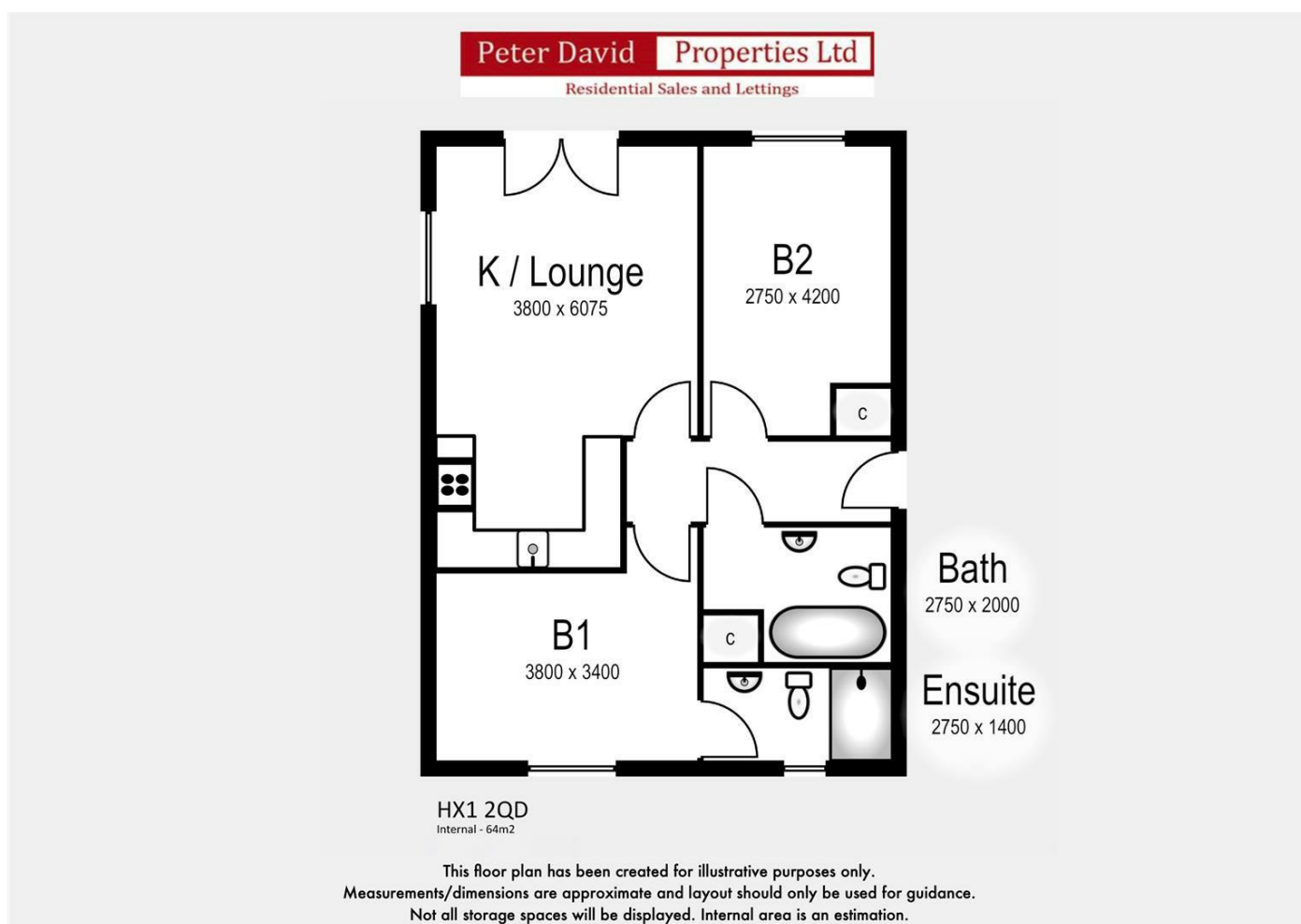
Hybrid Map



Terrain Map



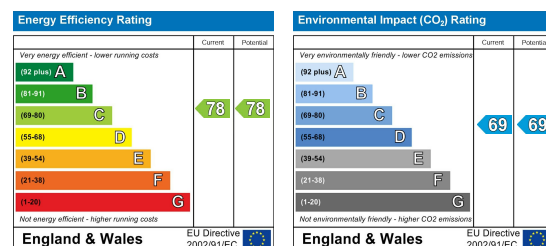
Floor Plan



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



These particulars are for guidance only and do not constitute any part of a contract. No person within the company has the authority to make or give any representation or warranty in respect of the property. All measurements are approximate and for illustrative purposes only. None of the services and fittings or equipment have been tested. These particulars whilst believed to be accurate should not be relied on as statements of fact, and purchasers must satisfy themselves by inspection or otherwise as to their accuracy. Although these particulars are thought to be materially correct their accuracy cannot be guaranteed and they do not form part of any contract.

361 Skircoat Green Road,
Halifax
HX3 0RP

102 Commercial Street
Brighouse HD6 1AQ

www.peterdavid.co.uk

20 New Road
Hebden Bridge HX7 8EF

213 Halifax Road
Huddersfield HD3 3RG

T: 01422 366948
E: halifax@peterdavid.co.uk

T: 01484 719191
E: brighouse@peterdavid.co.uk

T: 01422 844403
E: hebdenbridge@peterdavid.co.uk

T: 01484 719191
E: huddersfield@peterdavid.co.uk