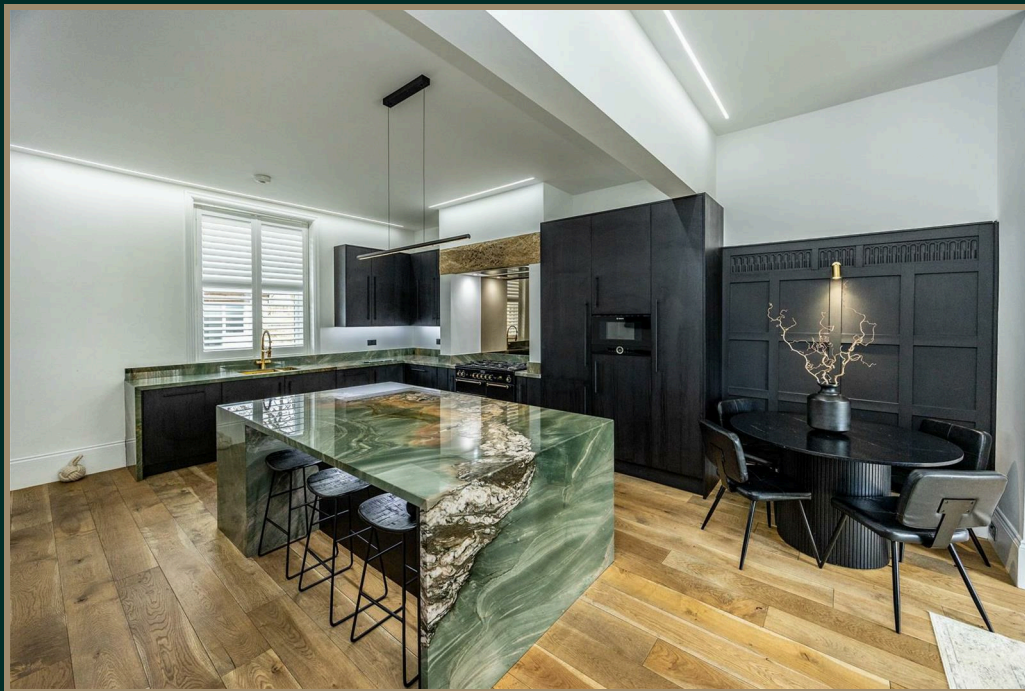
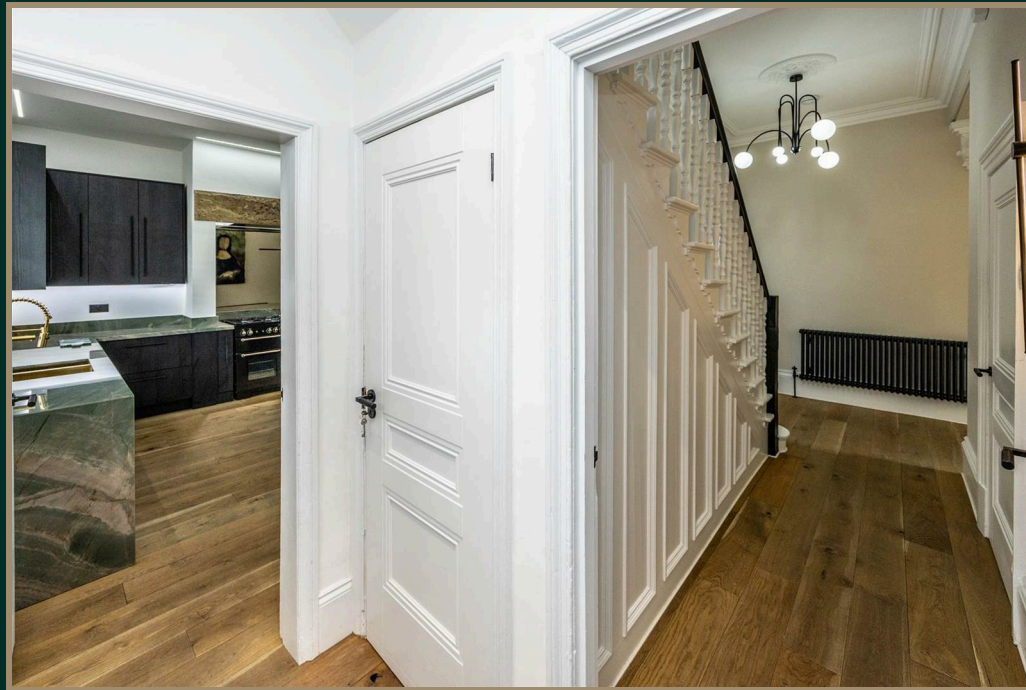




YORKSHIRE'S
FINEST
HOMES COLLECTION



Keighley Road, Halifax

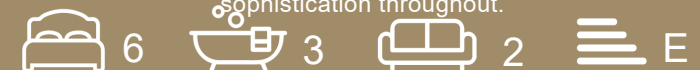
Offers In The Region Of
£750,000

- Exceptional six-bedroom semi-detached luxury residence
- Prestigious Illingworth location close to schools, shops and transport
- Double electric gated entrance with large private driveway
- Open-plan luxury kitchen with Brazilian granite island and worktops
- Master en suite featuring rare Iranian Onyx marble
- Large private garden with children's play area

Nestled within the highly desirable residential area of Illingworth, Halifax, this exceptional six-bedroom semi-detached residence offers an impressive blend of generous space, refined architecture and exquisite natural materials. Perfectly positioned close to reputable local schools, convenient shops and well-connected bus routes, the property provides the ideal balance between luxurious family living and everyday practicality.

From the moment you arrive, the property commands attention. Double electric gates open to reveal an expansive private driveway providing parking for multiple vehicles, complemented by a beautifully finished resin front courtyard offering space for outdoor seating, entertaining, and additional storage areas.

The home's tall ceilings and striking architectural details immediately create a sense of grandeur and sophistication throughout.



Kitchen, Dining & Living Space

Entering through a large open hallway, you are welcomed by access to a spacious cellar, ideal for additional storage, before continuing into the spectacular open-plan kitchen, dining and lounge area designed as the social heart of the home.

The kitchen itself is a true statement of luxury. An L-shaped kitchen layout and central island crafted from natural Brazilian granite showcase a stunning translucent finish, creating a dramatic yet elegant focal point. The extensive worktop space allows for both food preparation and informal buffet-style dining.

A gold-effect twin sink positioned beneath a window overlooking the driveway adds both elegance and practicality. The kitchen is further enhanced by a five-ring gas burner hob with oven, grill and plate warmer, offering a sleek modern touch ideal for culinary enthusiasts.

Integrated appliances include a fridge/freezer, microwave and dishwasher, while matte black under-counter cabinetry provides ample storage space with a contemporary aesthetic. The layout comfortably accommodates a family dining table and chairs, making this an ideal setting for both everyday meals and entertaining guests.

Lounge

Flowing naturally from the kitchen space, the lounge area offers a comfortable and inviting setting for relaxation. With ample space for a large family sofa and coffee table, the room also allows for a media unit or wall-mounted television. Large double windows overlooking the rear garden flood the space with natural light, creating a warm and airy environment throughout the day.

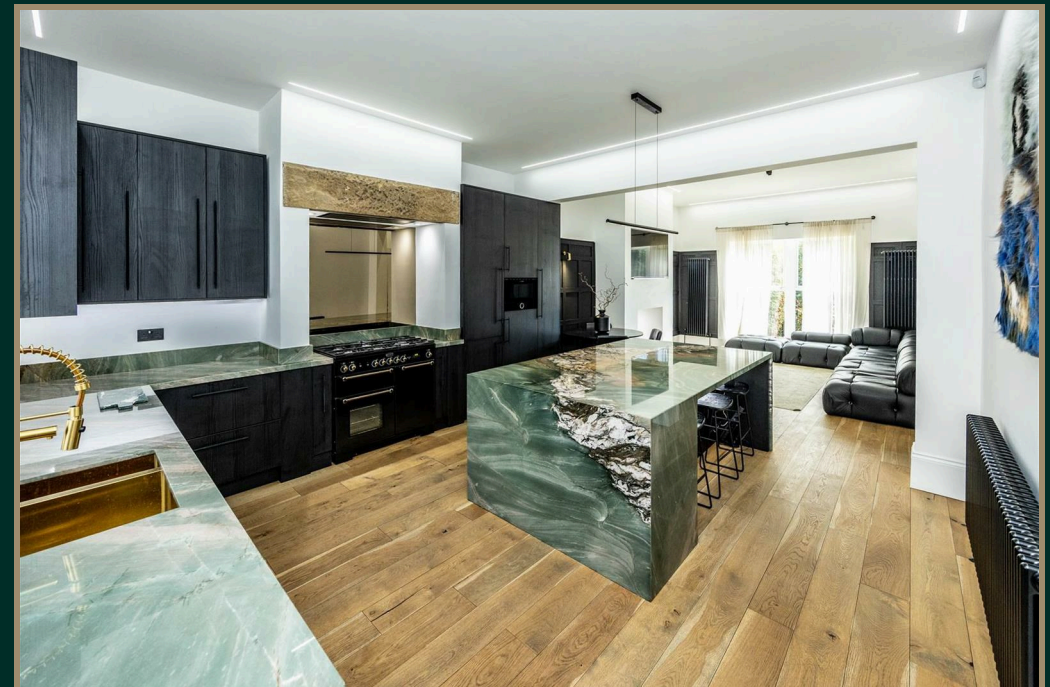
Reception Room

A separate reception room offers an additional refined living space perfect for entertaining or quiet evenings. Featuring a large bay window overlooking the garden, the room enjoys abundant natural light while maintaining a sense of privacy. A modern luxury gas fire with elegant mantelpiece provides warmth and an impressive focal point.

Bedroom One & En Suite

Bedroom One offers comfortable accommodation with space for a double bed and freestanding furniture. The room benefits from a private en suite, finished with stylish grey tiles throughout and featuring a low-level flush toilet and wash hand basin.

Kitchen Two





The property also benefits from a secondary kitchen, ideal for extended family living or additional food preparation. This space features matte black wall and floor-mounted storage units, elegant wooden worktops, a four-ring gas hob with oven, and a sink with draining board.

Landing

The staircase leads to a large and impressive landing, offering additional space suitable for freestanding furniture or decorative features. A striking arched glazed window with stained glass adds character and charm while allowing beautiful natural light to filter through the space.

Master Bedroom Suite

The Master Bedroom is a truly luxurious retreat, offering generous space for a king-sized bed, freestanding furniture and a media unit. Two large windows allow natural light to fill the room, creating a bright and tranquil atmosphere.

The adjoining en suite bathroom is designed to an extraordinary standard, showcasing stunning Onyx marble sourced from Iran, creating a vibrant and opulent environment.

This exceptional bathroom features:

- A large double walk-in shower with overhead rainfall shower head and bar mixer
- A freestanding luxury bath with designer tap unit
- Integrated low-level toilet with flush button
- A striking floating Iranian marble sink with freestanding wash bowl
- A grand feature mirror completing the space

The result is a spa-inspired sanctuary that embodies elegance and luxury.

Additional Bedrooms

Bedroom Three – A spacious king-sized bedroom with room for freestanding furniture and a large double window providing natural light.

Bedroom Four – Another generous king-sized bedroom featuring a large window and space for additional furniture.

Bedroom Five – A comfortable carpeted bedroom with a large horizontal Velux window, allowing excellent natural light.

Bedroom Six – A spacious king-sized room with a horizontal Velux window and ample space for freestanding furniture.

House Bathroom



The main family bathroom is finished with stylish two-toned tiling, creating a modern and elegant design. The space includes:

- An open rainfall shower
- A freestanding bath with designer tap unit
- Vanity sink unit with freestanding bowl
- Low-level flush toilet
- Integrated wall storage providing both practicality and a unique luxury aesthetic

Outdoor Living

The rear of the property continues to impress with a beautifully designed outdoor space ideal for entertaining and family enjoyment.

A stunning Indian flagstone patio leads to a newly created outdoor BBQ and dining area, perfect for hosting gatherings or summer evenings with family and friends. A built-in pizza oven and Argentinian Grill adds a charming and practical feature for those who enjoy outdoor cooking.

Beyond the patio, the garden opens into a large private lawn with a dedicated children's play area, positioned within clear view of the house for convenience and safety. The grounds are surrounded by mature trees, greenery and tall hedges, creating a sense of privacy and exclusivity rarely found in residential settings.

Outdoor Units & Garaging

Additional external features include purpose-built outdoor units, incorporating:

- A functional outdoor kitchen
- A newly designed toilet facility
- Direct connection to a double garage offering ample storage or workshop potential with electric port installed on the drive.

This remarkable residence offers an outstanding opportunity to acquire a home that seamlessly combines architectural elegance, luxurious materials and exceptional family living in one of Halifax's most desirable locations.

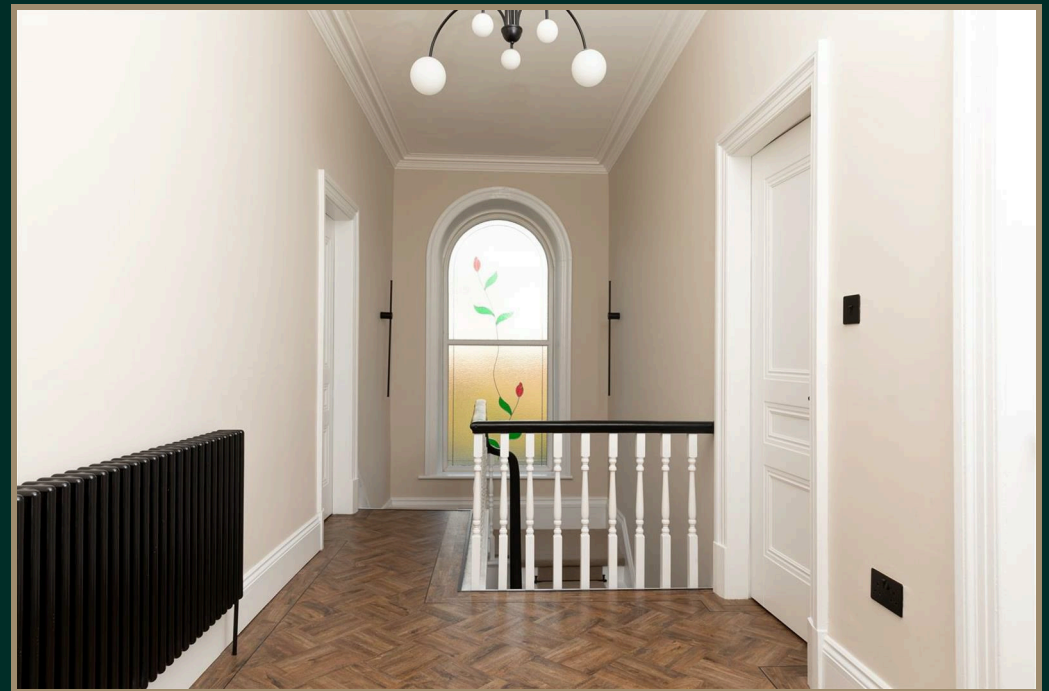
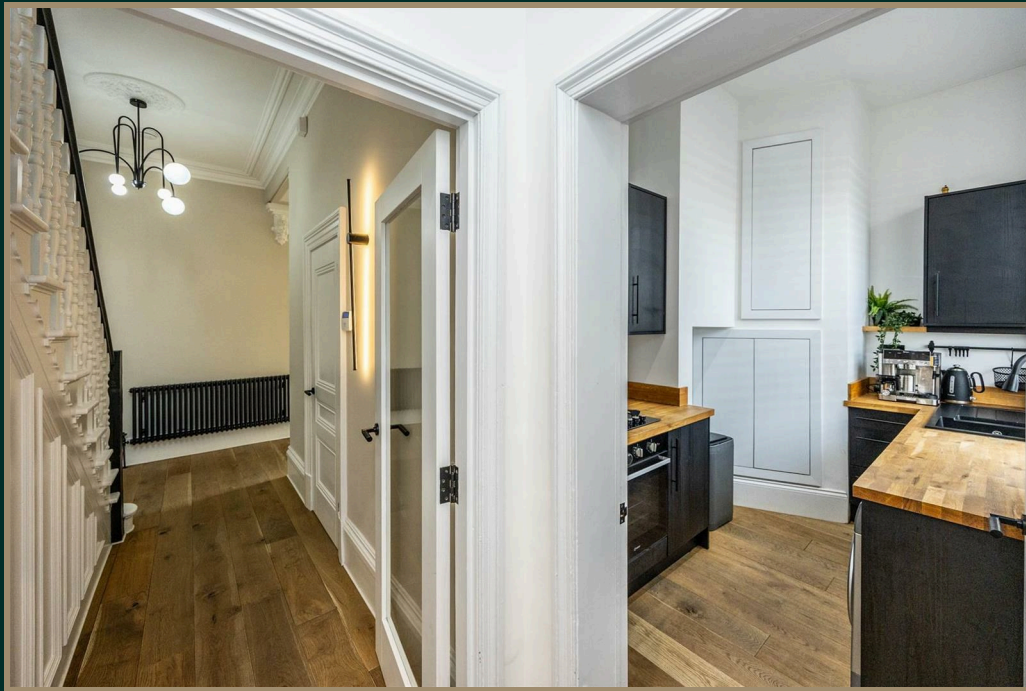
Early viewing is highly recommended to fully appreciate the scale, craftsmanship and lifestyle offered by this truly unique property.

The information provided on this property does not constitute or form part of an offer or contract, nor may it be regarded as representation. All interested parties must verify accuracy and your solicitor must verify tenure/lease information, fixtures & fittings and, where the property has been extended/converted, planning/building regulation consents. All dimensions are approximate and quoted for guidance only as are floor plans which are not to scale, and their accuracy cannot be confirmed. Reference to appliances and/or services does not imply that they are necessarily in working order or fit for the purpose.







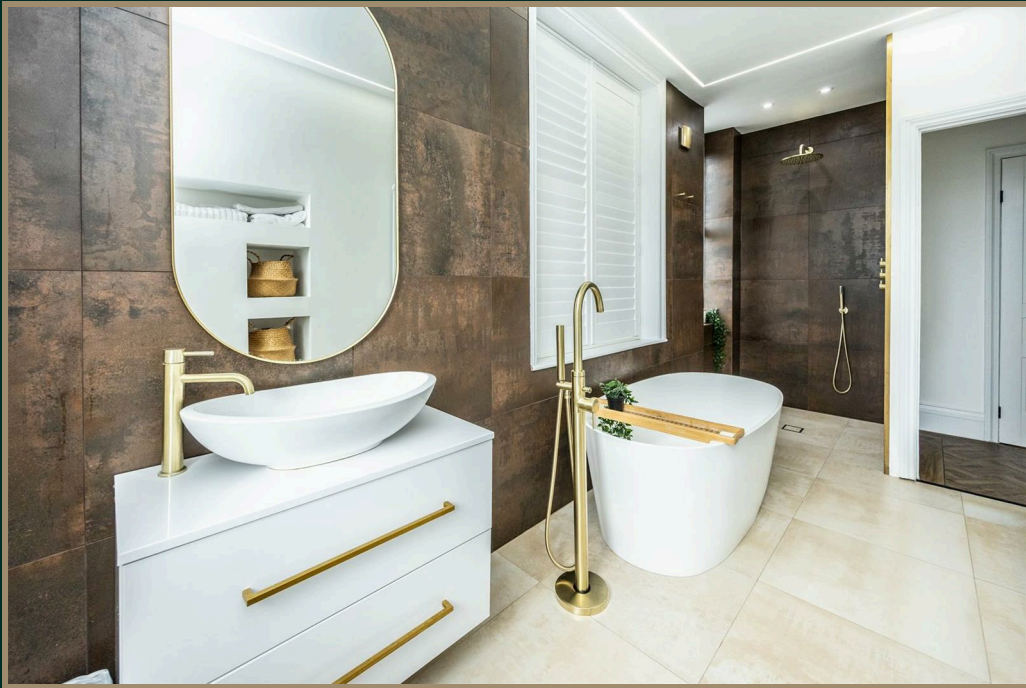










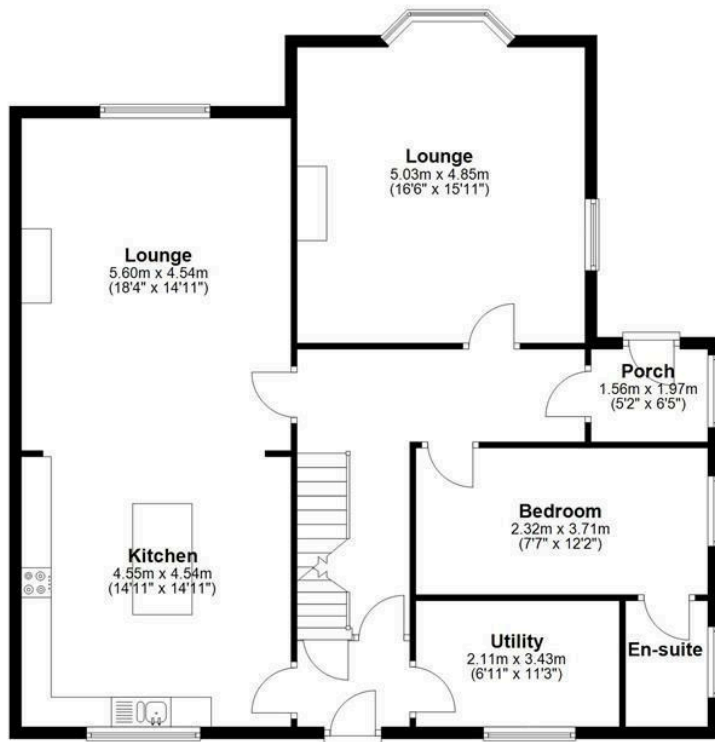






Ground Floor

Approx. 113.1 sq. metres (1217.4 sq. feet)



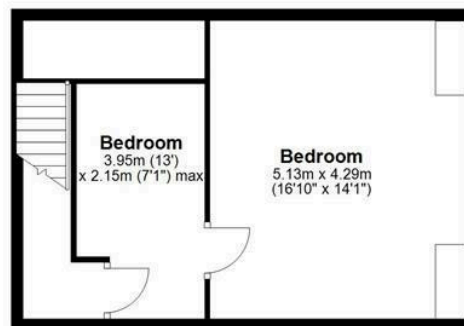
First Floor

Approx. 116.7 sq. metres (1256.4 sq. feet)



Second Floor

Approx. 37.9 sq. metres (408.0 sq. feet)



Total area: approx. 267.7 sq. metres (2881.8 sq. feet)



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