

Hebble Brook View

BOY LANE, HALIFAX, HX3 5AE

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SAT NAV:
BOY LANE,
HX3 5AE

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HALIFAX



Please note that every care has been taken to ensure the accuracy of the information contained in this brochure at time of printing. In accordance with the Property Misdescriptions Act 1991 the information provided is for guidance only. Our policy of constant improvement could result in changes to size, site layout, floor plans, elevations and specifications. Any floor plans or site plans are not displayed to scale. CGIs and photographs are for illustration purposes only. For exact plot specification, details of external and internal finishes, dimensions, site plan and floor plan differences please consult your sales advisor.



Mandale Homes 
TOGETHER WE BUILD A HOME

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‘Together we build a home’

IT'S SO MUCH MORE THAN JUST A STRAPLINE

To us at Mandale Homes, this encapsulates the culture and belief that it is only by working with our customers that we build more than just a house, we create your perfect home.

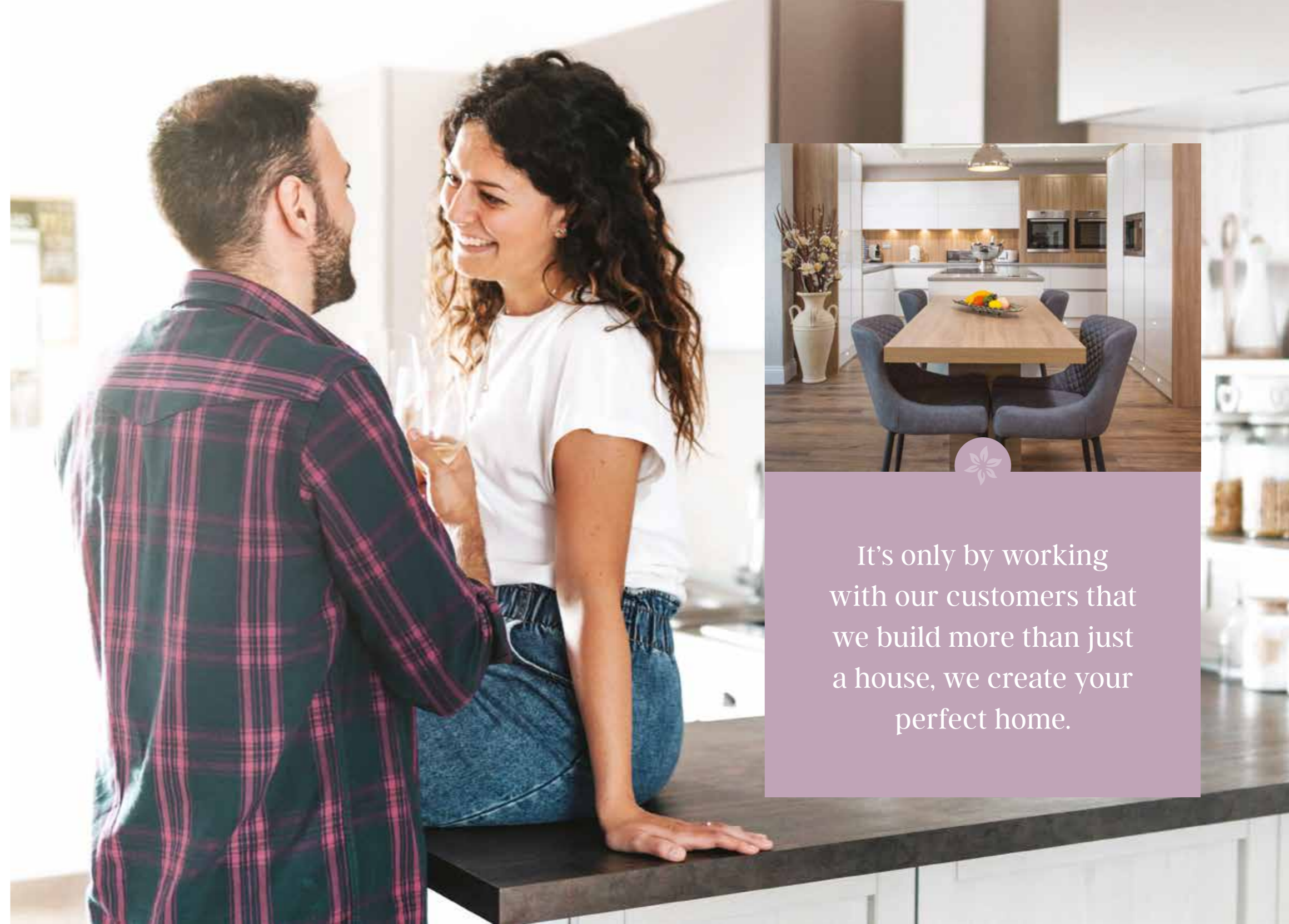
This commitment is why we have won eight coveted UK Property Awards that are judged on excellence in design, quality, service, innovation, originality and commitment to sustainability.

It is also why so many happy customers have come back to Mandale Homes when they have decided to move again.

TO US, THERE IS NO GREATER ACCOLADE.



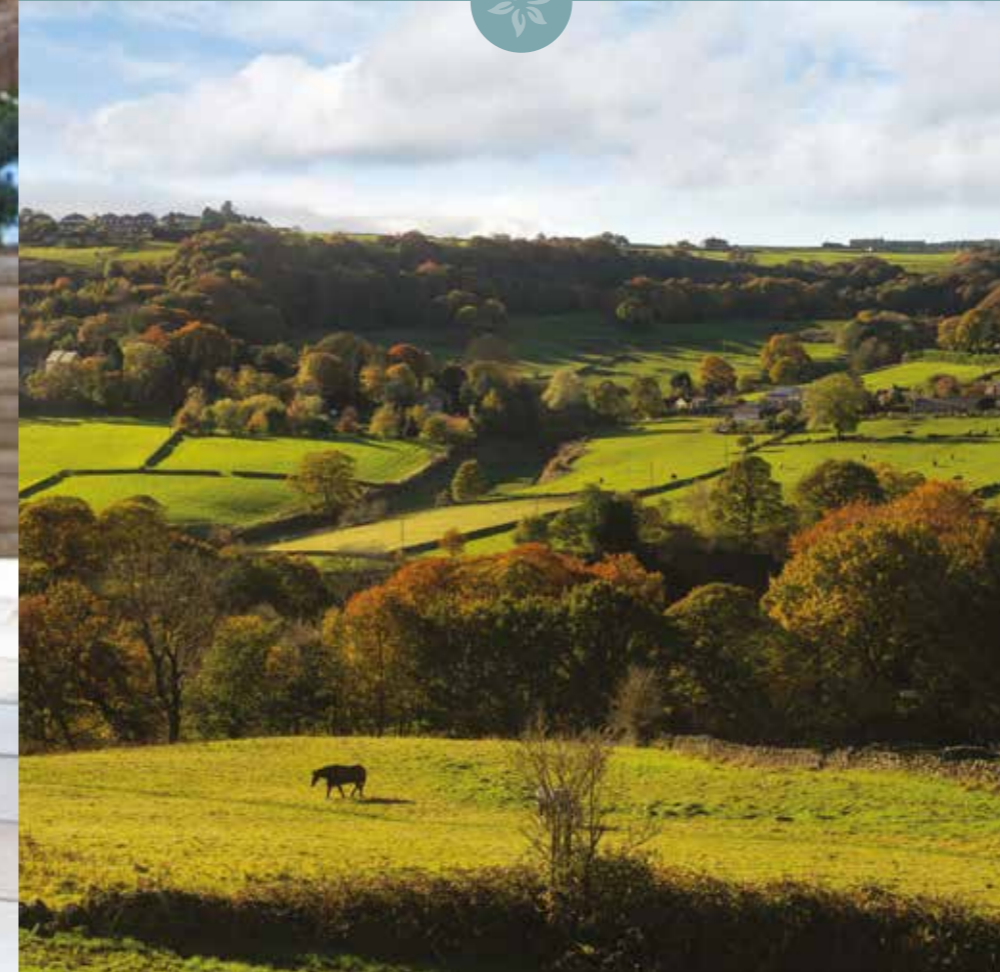
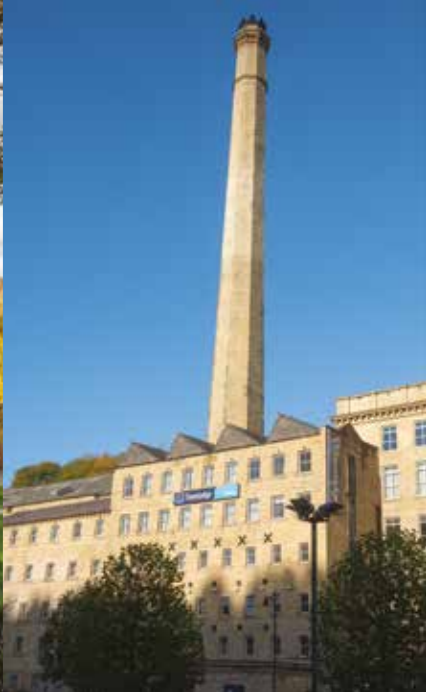
ALL OF OUR HOMES ARE COVERED BY
A COMPREHENSIVE TWO YEAR WARRANTY
AND A TEN YEAR NHBC WARRANTY



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A location for you to explore



Welcome to Hebble Brook View

HEBBLE BROOK VIEW BRINGS A STUNNING RANGE OF HOMES TO A BEAUTIFUL AND THRIVING LOCATION.

Found in a peaceful position with views over the Hebble Brook Viaduct, this is a development which is perfect for you to unwind and yet have easy access to all the local amenities.

Featuring a fabulous collection of 3 bedroom homes in a range of refined designs, Hebble Brook View is the ideal choice for both first time buyers or those looking for more space for their family to enjoy.

With Bradford, Huddersfield and Leeds all being close by and the region being served by an excellent transport network, it's a location that you'll love to call 'home'.





Love where you live

Halifax is a location that puts everything this vibrant region has to offer within easy reach.

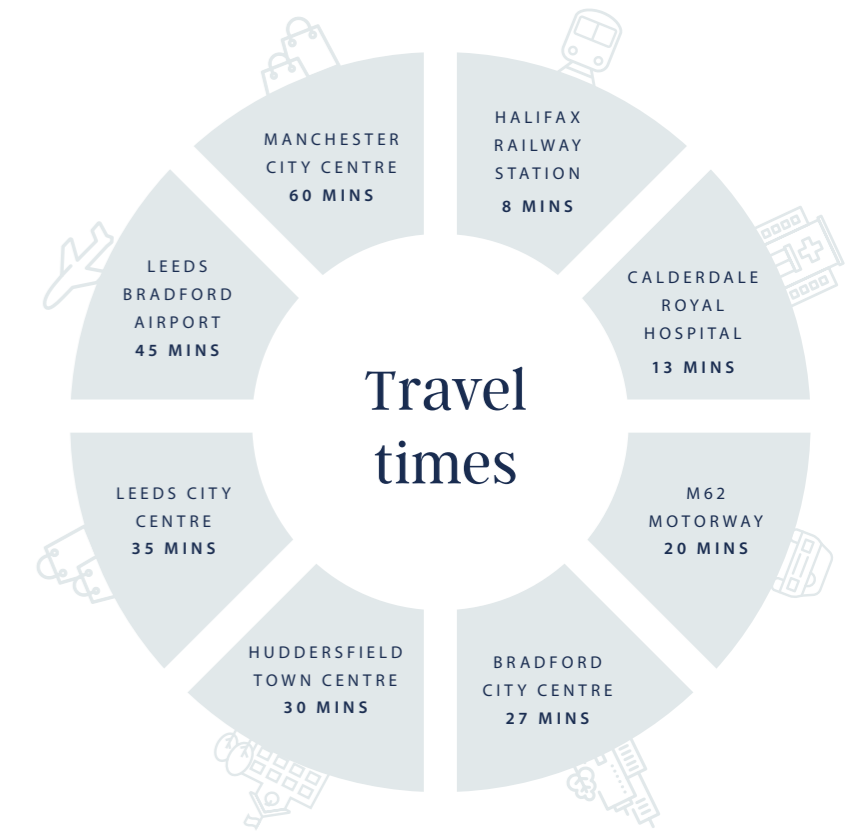
It is a thriving town with a regular market offering a range of fresh, local produce. These are supported by a host of other amenities including renowned high street names and independent shops, restaurants and pubs.

Its most famous landmark is the grand square at Piece Hall although Halifax also gives a superb range of other options for days and nights out, including Eureka!, Shibden Hall and a Vue Cinema.

Leeds city centre can be accessed in roughly half an hour by car and this gives an exceptional standard of shopping including Harvey Nichols and the exciting Trinity Leeds with its 120 shops, bars and restaurants. The Leeds Arena and Leeds Bradford Airport are also there for an exciting gig or to jet off to sunnier climates.

Halifax is a place which offers something for everyone.

*All travel times are approximate and given as a guide only.



Local amenities



EDUCATION:

1.3 miles away
Moorside Community Primary School
 Keighley Road
 HX2 8AP

1.9 miles away
North Halifax Grammar School
 Moor Bottom Road
 Illingworth
 HX2 9SU

9.6 miles away
University of Bradford
 Richmond Road
 BD7 1DP



RAILWAY STATION:

2.4 miles away
Halifax Railway Station
 Horton Stet
 Halifax
 HX1 1QE



DOCTORS SURGERY:

0.9 miles away
The Plane Trees General Practice
 Sandbeds Road
 HX2 0QL



DENTIST:

1.1 miles away
Beechwood Dental Practice
 Keighley Road
 HX2 8AL



HOSPITAL:

3.7 miles away
Calderdale Royal Hospital
 Salterhebble
 HX3 0PW



OPTICIANS:

2.3 miles away
Boots Opticians
 Market Street
 HX1 1PB



A place to discover

THERE ARE LOTS OF PLACES TO ENJOY IN THE AREA. HERE ARE A FEW OF OUR FAVOURITES:

- The Piece Hall
- Shibden Park
- Ogden Water Country Park & Nature Reserve
- Eureka! The National Children's Museum
- Halifax Minster
- Dean Clough
- Halifax Ski & Snowboard Centre
- Halifax Borough Market
- Wainhouse Tower
- The Victoria Theatre





It's your home, have it your way...

ALL MANDALE HOMES FEATURE A HIGH STANDARD SPECIFICATION OF THE VERY BEST QUALITY. WE ALSO APPRECIATE THAT EVERYONE IS DIFFERENT, SO YOU CAN ALSO CHOOSE FROM AN EXTENSIVE RANGE OF UPGRADE OPTIONS TO PERSONALISE YOUR HOME.

ALL OF THIS AND MORE IS INCLUDED IN YOUR HOME:

- A high quality kitchen in a range of colours and styles
- Kitchen appliances including fan oven and gas hob
- A choice of floor coverings for your kitchen and bathrooms
- Chrome heated towel rails to the bathrooms and WC
- Chrome downlights
- Modern bathroom suites and vanity unit with Chrome mixer tap
- Double glazed windows
- Electric garage door (if applicable)



Our commitment to you...

YOU CAN REST ASSURED THAT YOU ARE MAKING THE RIGHT CHOICE WITH MANDALE HOMES. HERE'S WHY...



IT'S PERSONAL

Buying with Mandale means our knowledgeable sales staff will help you every step of the way. We like the personal touch and are always on hand for you throughout the sales process and beyond.

EXPERIENCE

Mandale have been in the building industry for over 40 years and our experience is not just in housebuilding. We have delivered schemes such as Hartlepool Marina, apartment complexes, retail outlets, office blocks and industrial estates; so our construction knowledge is second-to-none.

ATTENTION TO DETAIL

Our homes are carefully considered at every stage of the construction process to ensure that they are the best they can be. We constantly aim to improve by analysing our designs and layouts, monitoring how our developments blend with the existing communities and insisting on using only the finest materials available.

PEACE OF MIND

All of our homes are covered by a comprehensive two year warranty and a ten year structural warranty, so you can have the peace of mind that we are there for you if the need ever arises.

SAVE ON YOUR BILLS

Buying with Mandale can help save the planet and save you money. New homes are now so much more energy efficient that you could save an average £1,410 per year on energy bills for a new four bedroom home compared to an older Victorian equivalent according to the HBF.

YOU CAN RELAX

Moving house can sometimes be very stressful but the team at Mandale are here to help it all go smoothly. You can also relax knowing that your new home will be perfect, clean and ready for you to move in from day one. Buying new means no DIY, repairs or renovation – so sit back and enjoy it!



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