



64 Harvelin Park, Todmorden

£420,000 Freehold

Spacious detached bungalow on enviable plot • Located on the scenic and sought after 'Harvelin Park' estate, offering its own sense of community sitting on the outskirts of the West Yorkshire town of Todmorden, on bus route

- Three bedrooms (With fitted furniture in two of the three bedrooms), large dining kitchen with integral fridge and bi-folding doors leading into lounge
- Integral double garage with power, as well as driveway to the front of the property
- Modern 'Worcester' combination boiler for gas central heating
- Double glazed windows throughout
- Attractive and spacious rear garden with charming water feature 'pond' and garden shed with electric supply
- Stunning views, including close by tourist attraction / landmark 'Stoodley Pike'

• AVAILABLE NOW AND PRICE REDUCTION!!!

Exquisite 3-bed detached bungalow in 'Harvelin Park'. Spacious kitchen, lounge, integral garage, and charming garden with water feature. Stunning views of 'Stoodley Pike'. A blend of modernity and tranquillity in Todmorden, West Yorkshire.

Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating:



- Spacious detached bungalow on enviable plot
- Located on the scenic and sought after 'Harvelin Park' estate, offering its own sense of community sitting on the outskirts of the West Yorkshire town of Todmorden, on bus route
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GROUND FLOOR

Entrance Hallway

13' 6" x 11' 8" (4.11m x 3.56m)

Lounge

12' 5" x 20' 3" (3.78m x 6.17m)

Dining Kitchen

11' 3" x 20' 3" (3.43m x 6.17m)

Utility Room

6' 9" x 13' 6" (2.06m x 4.11m)

Double Garage

18' 6" x 17' 1" (5.64m x 5.21m)

Bedroom

13' 3" x 9' 11" (4.04m x 3.02m)

Bedroom

9' 8" x 14' 3" (2.95m x 4.34m)

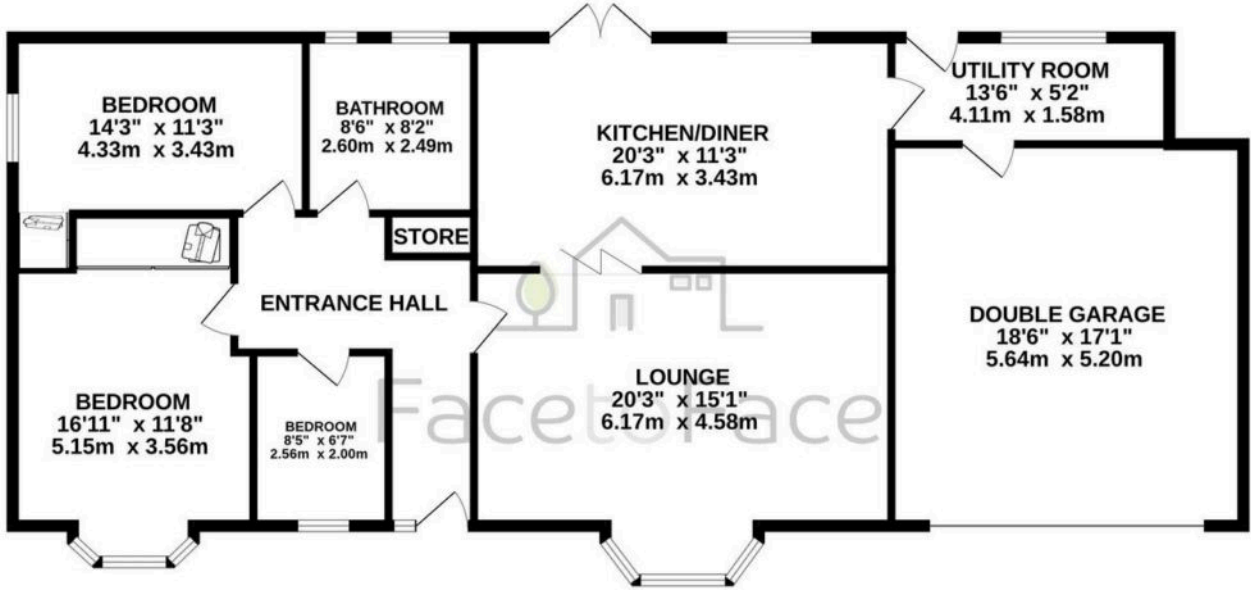
Bedroom

9' 3" x 6' 7" (2.82m x 2.01m)

Bathroom

8' 6" x 8' 2" (2.59m x 2.49m)

GROUND FLOOR
1420 sq.ft. (131.9 sq.m.) approx.



TOTAL FLOOR AREA : 1420 sq.ft. (131.9 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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