

# HUNTERS<sup>®</sup>

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## Crooke Lane

Wilsden, Bradford, BD15 0LN

Asking Price £169,950

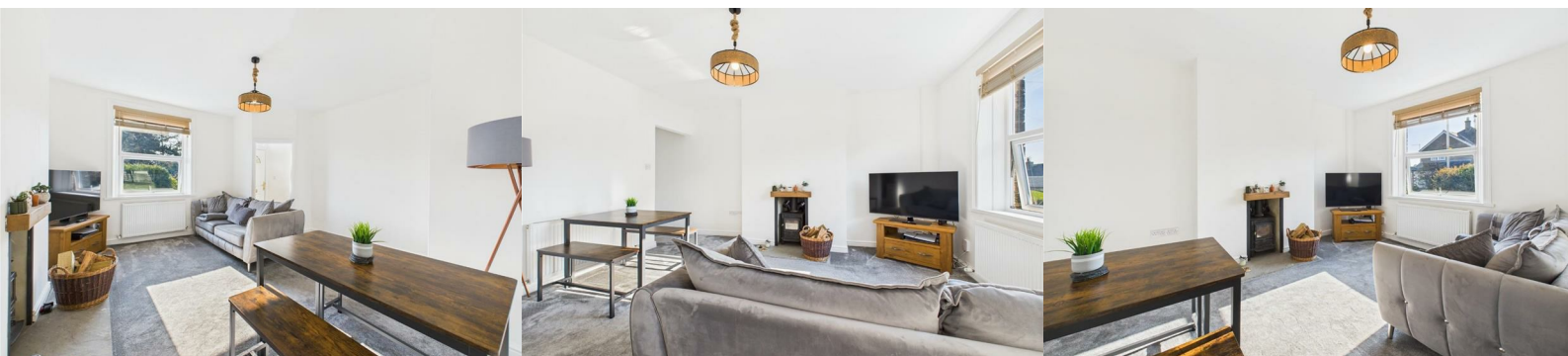


An excellent opportunity for a variety of purchasers to acquire a substantial mature home, situated in an excellent residential location.

Ideally positioned for a host of local amenities, transport connections and recreational facilities, a viewing to a most attractive family home does indeed come highly recommended.

Comprising, entrance vestibule, lounge with feature wood burner and dining space, kitchen and cellar access to the ground floor. To the first floor are two bedrooms, and modern house bathroom. Externally is a low maintenance yard with outbuilding to the rear and a garden with walled boundaries to the front.

Wilsden is highly sought after residential village, and offers many village amenities, including sports and social clubs, village pubs, a well respected primary school. It is considered to be within daily commuting distance to many principle West and North Yorkshire business centres.



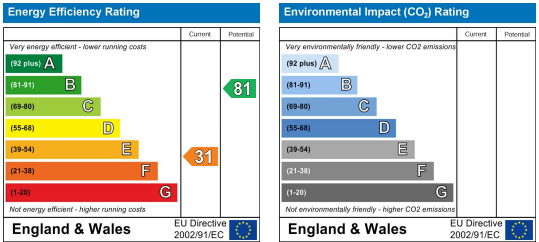
Area Map



Floor Plans



Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

**THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.