



29 York Street, Queensbury, Bradford, BD13 2EN

Asking Price £85,000

- TWO BEDROOM BACK TO BACK
- IDEAL FIRST TIME BUY
- QUIET CUL-DE-SAC LOCATION
- STORAGE CELLAR
- NO ONWARD CHAIN
- BUY TO LET OPPORTUNITY
- CONVENIENT VILLAGE POSITION
- SEPARATE DRESSING ROOM

29 York Street, Bradford BD13 2EN

ONE BEDROOM MID-TERRACE BACK TO BACK, WELL-PRESENTED & OFFERED TO THE MARKET WITH NO ONWARD CHAIN!



Council Tax Band: A



Property Description

ONE BEDROOM MID TERRACE BACK TO BACK WITH NO ONWARD CHAIN Situated in the heart of Queensbury Village, BD13 is this WELL-PRESENTED one bedroom mid terraced house offered to the market with NO ONWARD CHAIN. The property sits within walking distance to a NUMBER OF LOCAL AMENITIES, and a number of BUS STOPS giving access into Halifax and Bradford, making the property ideal for BUY TO LET INVESTMENT and/or a FIRST TIME BUYER. In brief, the house comprises an entrance vestibule, OPEN PLAN LIVING & KITCHEN, to the ground floor, a TANKED CELLAR to the lower ground floor, with a bedroom, SEPARATE DRESSING ROOM & bathroom to the first floor. Viewings by appointment only.

Accommodation

Entrance Vestibule

uPVC door to front with access to the living room.

Living Room

7'11" x 15'0"

Fitted with storage furniture and T.V stand, a gas fireplace, double glazed window to front, open access to the kitchen and stairs to the first floor.

Kitchen

The kitchen is fully fitted with a range of wall and base units, space and plumbing for washing machine, and fridge freezer, an electric oven with hob and extractor over and sink and drainer.

Lower Ground Floor

Cellar

A fully tanked storage cellar with carpeted stairs, built in storage cupboard.

First Floor

Bedroom One

10'0" x 10'4"

A generous double bedroom with a built in wardrobe, gas central heating radiator and double glazed window to front.

Dressing Room

6'5" x 7'9"

A separate dressing room with floor to ceiling, wall to wall fitted wardrobes, gas central heating and access to the bathroom.

Bathroom

6'4" x 7'11"

A fully tiled bathroom with a four piece suite consisting of a bath, separate shower cubicle, w/c, wash hand basin with vanity unit under, heated towel rail, frosted double glazed window to front and built in storage cupboard.

Agents Notes

Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.







Directions

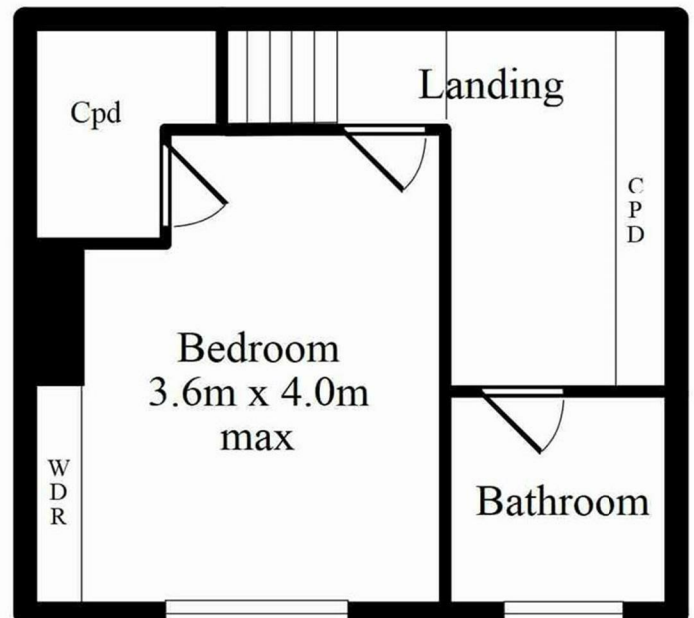
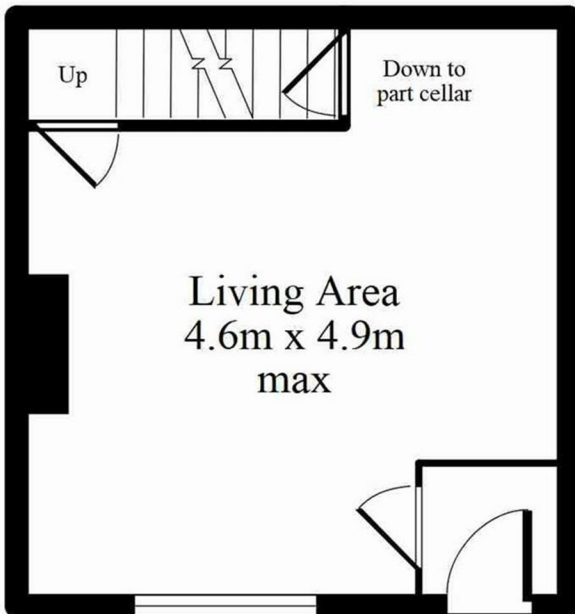
Viewings

Viewings by arrangement only.
Call 01274884040 to make an appointment.

EPC Rating:

D

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B			83
(69-80) C		65	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales		EU Directive 2002/91/EC	



Every attempt has been made to ensure this floor plan is accurate, however their accuracy is not guaranteed. The floorplan is for illustrative purposes and should be used in that context. GFPMS 2024