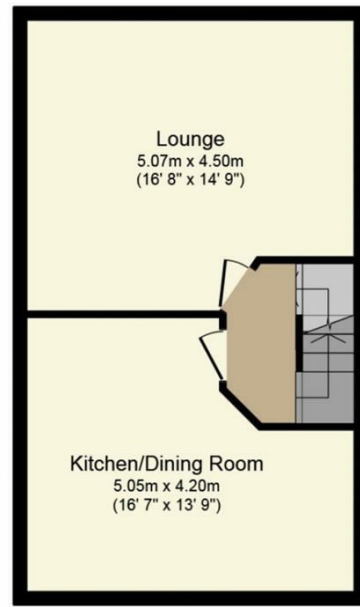


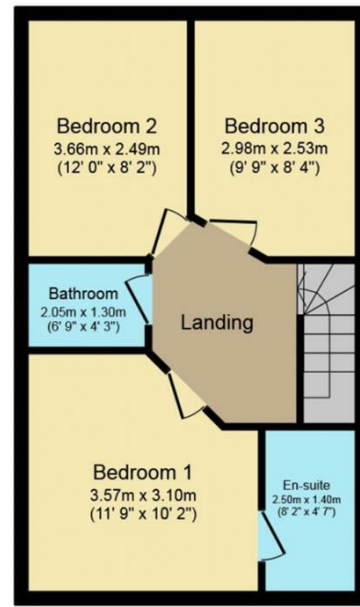
Ground Floor

Floor area 45.0 sq. m. (484 sq. ft.) approx



First Floor

Floor area 45.0 sq. m. (484 sq. ft.) approx



Second Floor

Floor area 45.0 sq. m. (484 sq. ft.) approx

Total floor area 135.0 sq. m. (1,453 sq. ft.) approx

This Floor Plan is for illustration purposes only and may not be representative of the property. The position and size of doors, windows and other features are approximate. Unauthorized reproduction prohibited. © PropertyBOX



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		64	75
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales	EU Directive 2002/91/EC		

Viewing arrangements

Strictly by appointment through WW Estates
01274 693737
wibsey@wwestateagents.com



Directions

See mapping.



Cooper Mews, Bradford, BD6 3BR
Offers Over £205,000

5 - 7 Beacon Road, Wibsey, Bradford, BD6 3HB | 01274 693737 | wibsey@wwestateagents.com | www.wwestateagents.com

IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.



Cooper Mews, Bradford, BD6 3BR

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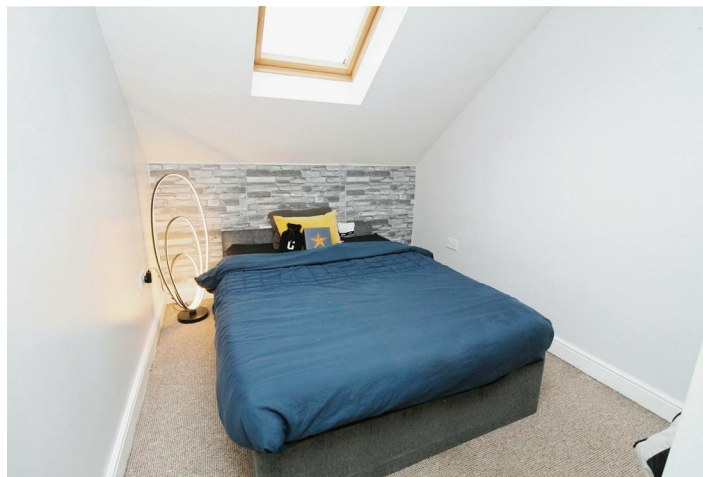
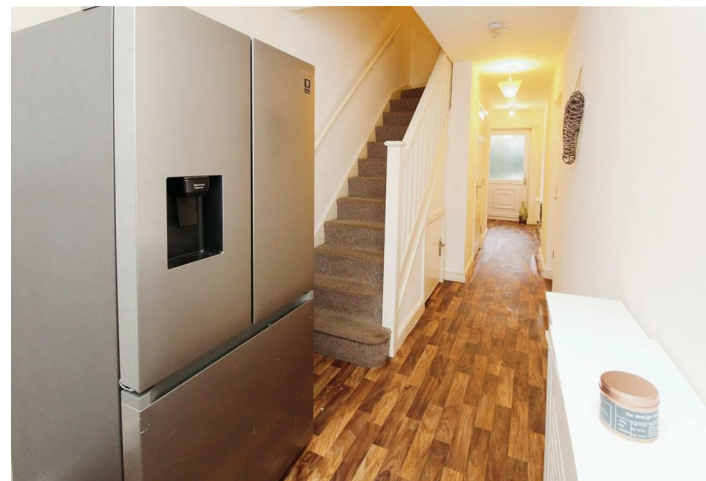
Ideal family home set in a quiet cul-de-sac in a sought after Wibsey location. The property offers a modern interior with spacious living, off road parking, garage, four beds, and a rear garden.

Situated in the popular Westwood Park area of Bradford, Cooper Mews is a delightful cul-de-sac of just 14 family homes giving a feeling of exclusivity and community.

The accommodation briefly comprises; Entrance hall with built in storage, shower room, utility area and 4th bedroom on the ground floor. On the first floor it has a large kitchen/diner with fitted wall and base units, electric oven and hob with extractor hood above and space for appliances, lounge with a Juliette balcony and media wall. The 3rd floor then has 3 bedrooms, the master having an en-suite shower room, and a family bathroom with panel bath, low level WC and hand wash basin.

Outside; There is a driveway that provides off street parking and an integral garage with

power and light connected. The enclosed rear garden is mainly laid to lawn with a patio seating area.



Train
your text here



Primary School
your text here



Secondary School
your text here

Fixtures & fittings
Spacious four bedroom family home in a sought after location.

Rating authority
Borough Council Tax Band D

Services
INDEPENDENT MORTGAGE & FINANCIAL ADVICE AVAILABLE. HOME MOVERS - FIRST TIME BUYER - REMORTGAGES ETC. WW Estates introduce to Mortgages with Hannie & Co, who are authorised and regulated by the Financial conduct Authority.

Tenure
Freehold