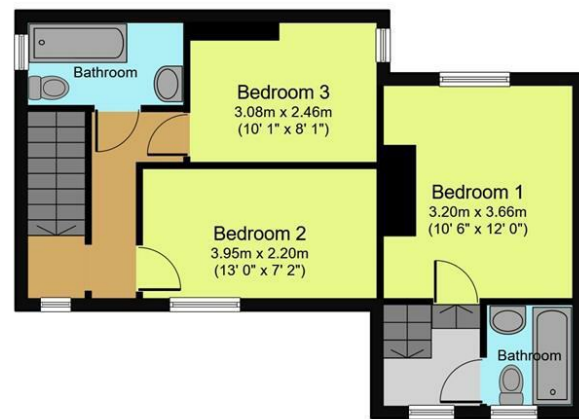




Ground Floor



First Floor

Created using Vision Publisher™



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			87
(81-91) B			
(69-80) C			
(55-68) D		64	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



Directions

See mapping.



Viewing arrangements

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

Chapel Street, Bradford, BD6 1NE

£137,000

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.



Chapel Street, Bradford, BD6 1NE



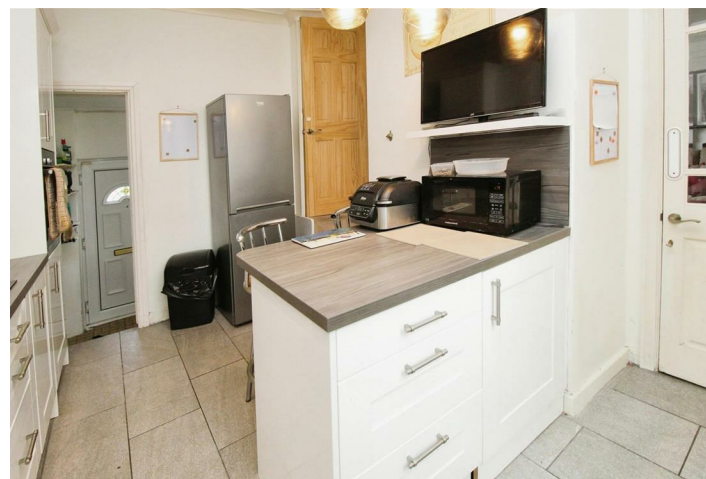
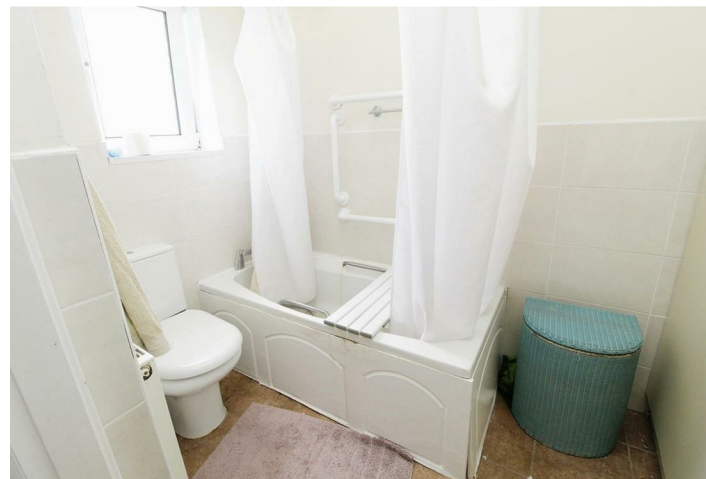
Sought After Village Location *** Low Maintenance Courtyard Style Gardens *** Close To Local Shops And Amenities *** Good Transport Links *** Quirky Yorkshire Stone Cottage *** Three Bedrooms And Two Bathrooms.

Three bedroom quirky Yorkshire stone cottage in a sought after village location. Internal viewing is essential to appreciate this versatile and deceptively spacious property. The property is situated in close proximity to an array of village amenities including schools, health centres, supermarkets and restaurants. The property is conveniently located a few miles from the M62 motorway network, Low Moor train station and sits centrally on bus routes to Bradford, Halifax, Leeds and beyond.

The accommodation briefly comprises; Entrance hall/utility room with space and plumbing for a washing machine and a door to access the first cellar, kitchen/breakfast room with modern wall and base units, breakfast bar, integrated oven, electric hob with extractor

hood above, dishwasher, space for a fridge/freezer and doors to access the front porch and a staircase leading to a double bedroom with fitted wardrobes and the first bathroom with panel bath (shower over) low level WC and hand wash basin. Also accessed from the kitchen/breakfast room is the spacious lounge/diner with gas fire and doors to access the second cellar which is ideal for storage and the second staircase which leads to two further bedrooms and the second bathroom which has panel bath (shower over) low level WC and vanity hand wash basin.

Outside; There is a patio seating area to the front of the property and a shared courtyard to the rear of the property. Off road parking is also available to the rear of the property.



Train
your text here



Primary School
your text here



Secondary School
your text here

Fixtures & fittings
Three bedroom quirky Yorkshire stone cottage in sought after village location.

Rating authority
Borough Council Tax Band B

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

Tenure
Freehold