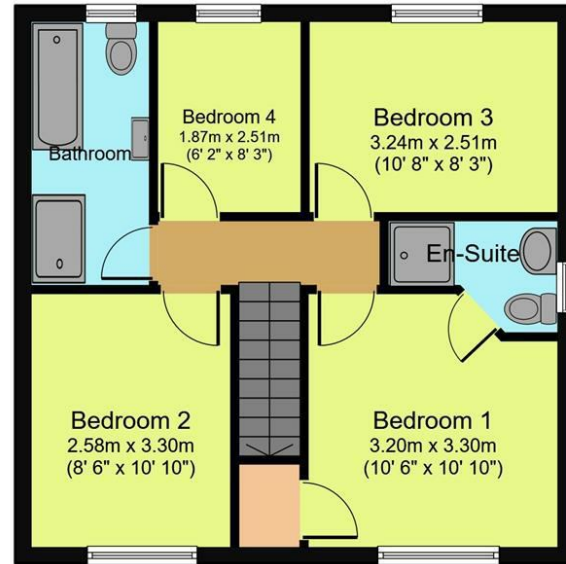


Ground Floor



First Floor

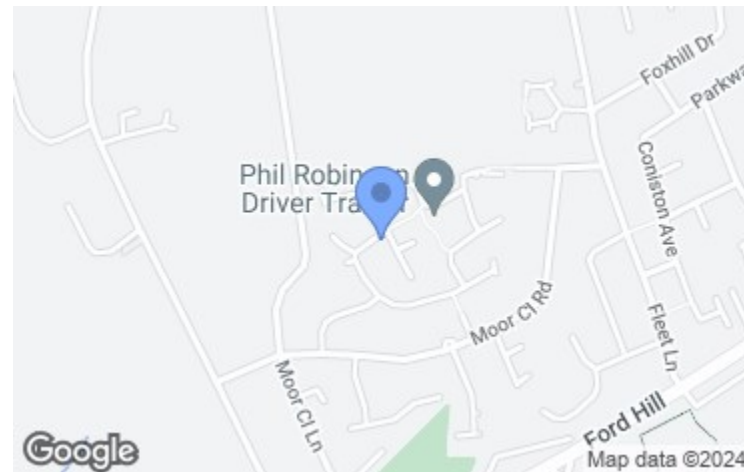
Created using Vision Publisher™



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	87	88
(69-80) C		
(55-68) D		
(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.



Bradshaw View, Bradford, BD13 2FF
Guide Price £325,000

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.



Bradshaw View, Bradford, BD13 2FF



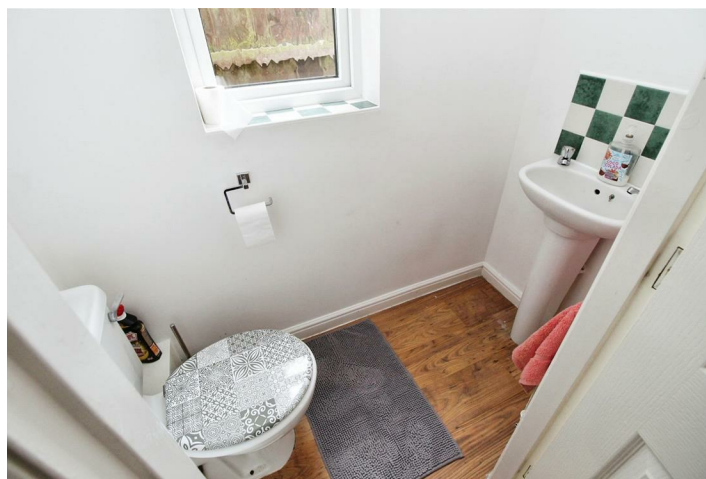
Spacious Four Bedroom Detached House *** Sought After Location *** Two Reception Rooms *** Family Bathroom, En-Suite Shower Room And Ground Floor WC *** Utility Room And Conservatory *** Close To Local Schools, Shops And Amenities.

Four bedroom detached house being sold with no onward chain. The property is situated on Bradshaw View, Queensbury within walking distance of Queensbury Village and is close to local schools, shops and other amenities.

The accommodation briefly comprises; Entrance hall with under stairs storage, lounge, dining room with patio doors to access the conservatory which has doors to access the rear garden, kitchen/breakfast room with modern fitted wall and base units, double oven, gas hob with extractor hood above, integrated microwave and fridge/freezer and a door to access the utility room which has space and plumbing for a washing machine and tumble dryer and doors to access the ground floor WC and rear garden. On the first floor the landing

gives access to four bedrooms (master en-suite) and the family bathroom with panel bath (shower over) low level WC and vanity hand wash unit.

Outside; To the outside there is an enclosed lawned and patio garden to the rear, driveway to the front leading to an attached garage.



Train
your text here



Primary School
your text here



Secondary School
your text here

<p>Fixtures & fittings Four bedroom detached house in sought after location being sold with no onward chain.</p> <p>Rating authority Borough Council Tax Band D</p>	<p>Services INDEPENDENT MORTGAGE ADVICE AVAILABLE. HOME MOVERS - FIRST TIME BUYER - RE-MORTGAGES, INVESTORS & PROTECTION ETC. WW Estates introduce to Altogether Financial Solutions Ltd, who are authorised and regulated by the Financial Conduct Authority.</p> <p>Tenure Freehold</p>
---	---