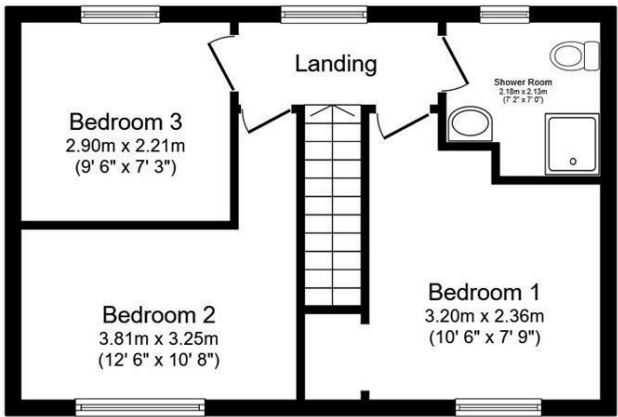


Ground Floor

Floor area 41.7 sq.m. (449 sq.ft.)

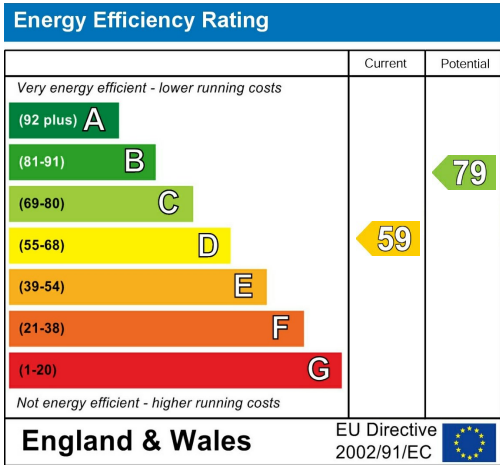


First Floor

Floor area 41.7 sq.m. (449 sq.ft.)

Total floor area: 83.4 sq.m. (898 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io



Viewing arrangements

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

Directions

See mapping.



Legrams Avenue, Bradford, BD7 2PP
Offers In Excess Of £120,000

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.



Legrams Avenue, Bradford, BD7 2PP

 1  3  1

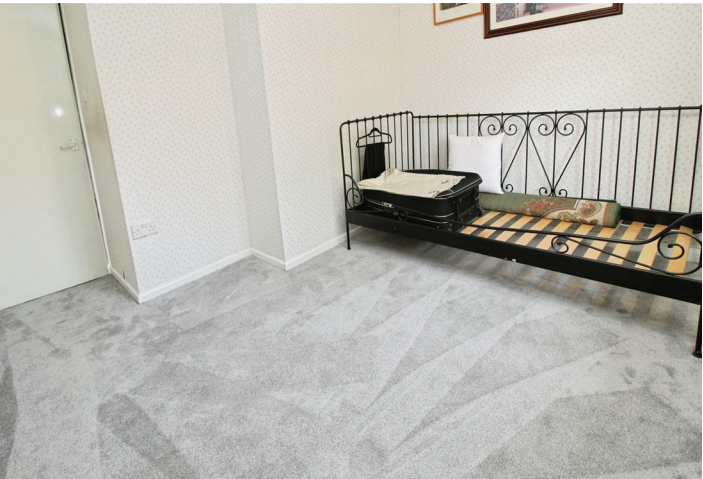
No Onward Chain *** Three Bedrooms *** Ideal First Time Buy Or Investment *** In Need Of Modernization. Located on Legrams Avenue in Bradford, this three-bedroom mid-terrace house presents an excellent opportunity for those looking to create their ideal home. Offered for sale with no onward chain, this property is in need of modernization, allowing you to put your personal touch on it.

Upon entering, you are welcomed by an entrance hall that leads to a bright lounge, featuring dual aspect windows that fill the room with natural light from both the front and rear. The kitchen is equipped with fitted wall and base units, a free-standing cooker, and space for your appliances, making it a practical area for culinary endeavours. Additionally, a convenient ground floor WC enhances the functionality of the home.

Venturing upstairs, you will find three well-proportioned bedrooms, each offering potential for comfortable living. The wet room is a notable feature, complete with a walk-in

shower, low-level WC, and hand wash basin, providing a modern touch to the property.

Outside, the generous enclosed rear garden is a delightful space, perfect for gardening enthusiasts or for enjoying outdoor activities. It includes a greenhouse and a large storage shed, catering to your storage needs. On-road parking is readily available, adding to the convenience of this lovely home.



Train
your text here



Primary School
your text here



Secondary School
your text here

Fixtures & fittings
Three bedroom terrace house in need of modernization being sold with no onward chain.

Rating authority
Borough Council Tax Band A

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

Tenure
Freehold