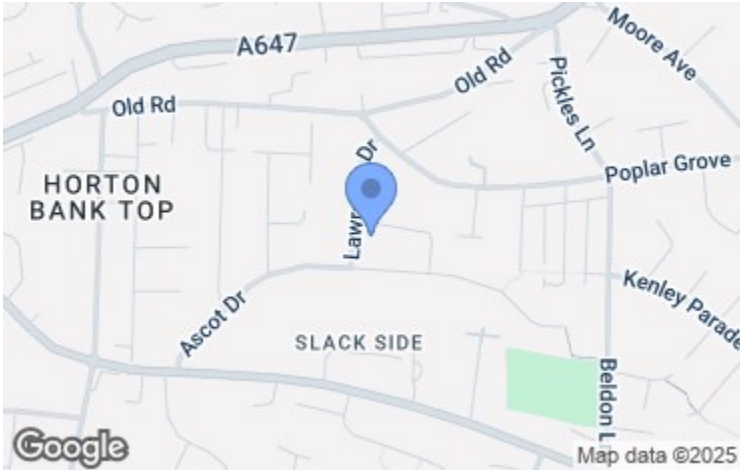




Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



Viewing arrangements

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

Directions

See mapping.

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.

Gregory Crescent, Bradford, BD7 4PG
Offers In The Region Of £210,000



Gregory Crescent, Bradford, BD7 4PG

 2  4  1

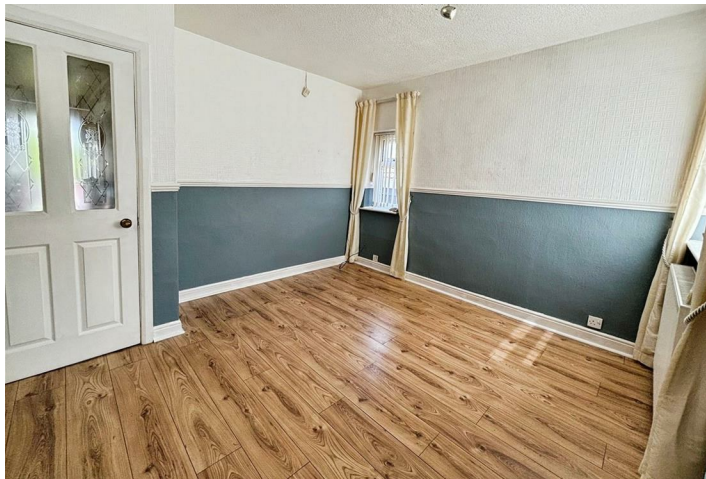
No Onward Chain *** Four Bedrooms *** Two Reception Rooms *** In Need Of Modernization *** Garage And Driveway. Located in the desirable area of Gregory Crescent, Bradford, this charming four-bedroom semi-detached dormer bungalow presents an excellent opportunity for those seeking a spacious family home. Offered with no onward chain, this property is ready for you to move in and make it your own.

Upon entering, you are greeted by a welcoming entrance hall that leads to a comfortable lounge, complete with an electric fire, perfect for cosy evenings. The dining room provides an ideal space for family meals and gatherings, while the well-appointed kitchen boasts fitted wall and base units, a double oven, an electric hob with an extractor hood, and ample space for your appliances.

The bungalow features two generous bedrooms on the ground floor, providing flexibility for family living or guest accommodation. A modern shower room, equipped with a shower

cubicle, low-level WC, and a vanity hand wash unit, completes the ground floor layout. Ascending to the first floor, you will find two additional bedrooms, one of which includes a separate study area, ideal for those who work from home or require extra space for hobbies.

Externally, the property boasts a garage and a driveway, providing parking for up to three vehicles. The mature enclosed rear garden offers a tranquil retreat, perfect for outdoor entertaining or simply enjoying the fresh air.



Train
your text here



Primary School
your text here



Secondary School
your text here

Fixtures & fittings
Four bedroom semi-detached dormer bungalow in need of modernization and being sold with no onward chain.

Rating authority
Borough Council Tax Band C

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