

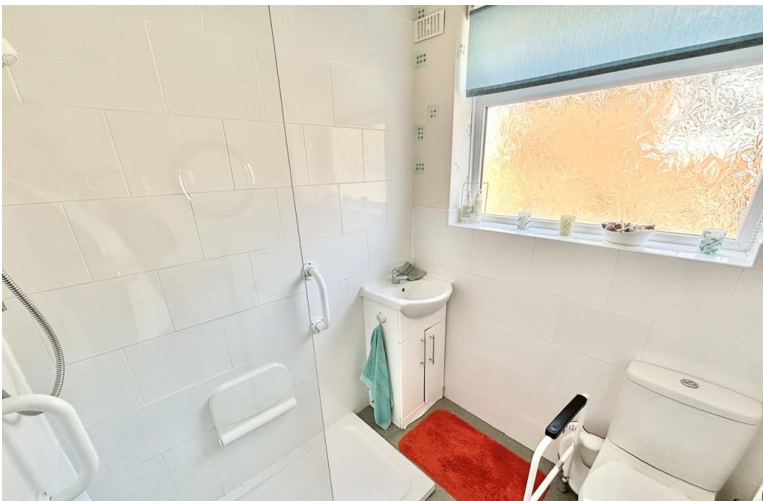


12 Garfield Street

- Semi detached bungalow
- Garage & Driveway
- 2 Double bedroom
- Private rear garden

Offers In Region Of £150,000
EPC Rating '65'





Property Description

HALLWAY

with drop down ladder access to the loft

KITCHEN

Large fitted kitchen with ample wall and base units and integrated appliances. double glazed window to the front. Gas central heating boiler.

LOUNGE

Large lounge with feature fireplace and double glazed window to the front providing ample natural light. Radiator.

BEDROOM 2

10' 25" x 8' 0" (3.68m x 2.44m) Double glazed window over looking the rear. Radiator

BATHROOM

5' 73" x 5' 86" (3.38m x 3.71m) Walk in shower, hand basin and low flush w/c, heated towel rail.

BEDROOM 1

12' 92" x 10' 49" (5.99m x 4.29m) Good sized main



bedroom with fitted cupboards and double glazed window to the rear.Radiator.

DIRECTIONS:

PURCHASE DETAILS:

Please note that the services & appliances have not been tested & the property is sold on that basis.



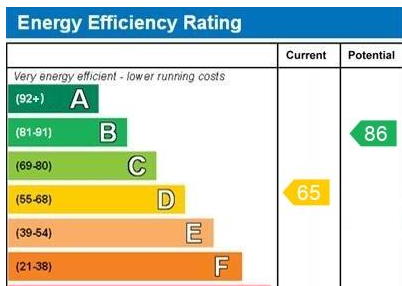
Once you are interested in purchasing this property, ideally call in person or telephone this office to discuss your offer, we would suggest that this is done before contacting a bank, building society or solicitor as any delay could result in the property being sold to someone else and any survey and legal fees being unnecessarily incurred.



VALUATION: If you are thinking of selling your home, why not contact one of our offices now for a **FREE VALUATION** strictly without any obligation. Contact us on Bradford (01274) 880019.

MORTGAGES: A full range of mortgage facilities are available subject to status. Our Financial Consultant will be only too happy to discuss with you your individual requirements. Please contact us for **FREE & CONFIDENTIAL ADVICE.**

RENT-A-HOUSE: Thinking of renting your HOUSE? FLAT? Contact (01274) 880019 for further details.



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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements