



10 Naden Close, Clayton Heights, Bradford, West Yorkshire, BD6 3WT Asking Price £179,950

HAMILTON BOWER are pleased to offer FOR SALE WITH NO CHAIN this THREE BEDROOM TOWNHOUSE FAMILY HOME with off-street parking located on a quiet cul-de-sac in the popular residential area of Clayton Heights, Bradford. Set over three floors with an integral garage, off-street parking and two en-suite bedrooms, we expect this property to be popular with a wide range of prospective buyers. Internally comprising; entrance hall, shower room, garage, bedroom, utility room, living room, dining kitchen, two further bedrooms both with en-suites. Externally the property has a single driveway to front and a garden to the rear with enclosed fencing and raised deck. The property benefits from having a new boiler, gas central heating and double glazing throughout, and is fitted with an intruder alarm system.

TO VIEW CONTACT HAMILTON BOWER TODAY

GROUND FLOOR

Shower Room



Ground floor shower room with matching three-piece suite - corner shower, wc, wash basin.

Utility Room



Utility room with rear access to garden. Fitted with base units with contrasting worktops and plumbing for appliances.

Garage

Integral garage with electric door and ample storage space.

Bedroom



Ground floor bedroom with space for a large bed and dressing furniture.

FIRST FLOOR

Kitchen/Dining Room



Good-sized kitchen with dining area. The kitchen is fitted with matching wall and base units with contrasting worktops, hob with oven grill and space for dishwasher and fridge/freezer.

Living Room



Spacious living room with Juliette balcony and central fireplace. The room can accommodate a large suite and if preferable a dining table and chairs.

SECOND FLOOR

Bedroom



Good-sized master bedroom with accompanying en-suite bathroom.

The master can accommodate a large bed and dressing furniture and overlooks the front of the property.

En-Suite



Master en-suite bathroom with matching white three-piece suite as seen - bath with overhead shower, wc.

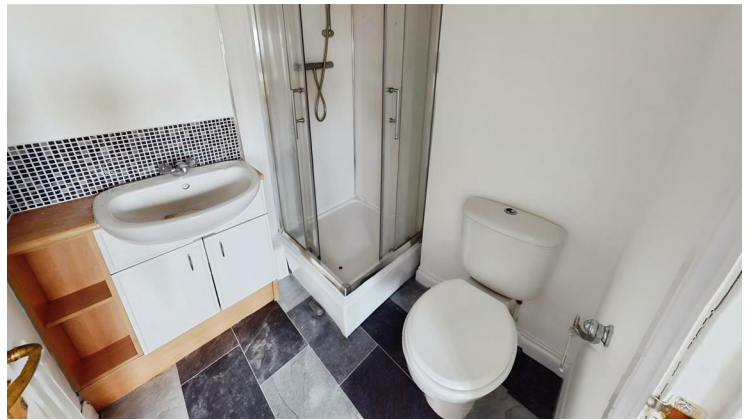
Bedroom



Second top floor double bedroom with accompanying en-suite shower room.

The room overlooks the rear of the property and can accommodate a large bed and dressing furniture.

En-Suite



En-suite shower room with matching white three-piece suite - corner shower, wc, wash basin.

EXTERNAL



Driveway

Single driveway leading to integral garage.

Rear Garden



Good-sized garden to the rear with enclosed fencing, patio area and central lawn.
Ideal for a family and offering a private setting for the property.

Property Information

EPC Rating - D

Council Tax Band - C

Chain Position - No onward sale chain

