



8 Middlebrook Drive, Bradford, West Yorkshire, BD8 0EU Offers Over £194,950

HAMILTON BOWER are pleased to offer FOR SALE WITH NO CHAIN this THREE DOUBLE BEDROOM SEMI-DETACHED FAMILY HOME with off-street parking located in Bradford - BD8. With a detached single garage, open-plan living/dining, gardens to the front and rear, and within close proximity to local schools, we expect this property to be popular with family buyers seeking a home in the area. Internally comprising; entrance hall, kitchen, open-plan dining/living room, WC, three double bedrooms, bathroom and loft. Externally the property has a driveway with parking for at least two cars, a detached single garage, and lawned gardens to both the front and rear. The property benefits from a new boiler offering gas central heating, double glazing throughout and is being offered with NO ONWARD SALE CHAIN.

FOR MORE INFORMATION PLEASE CONTACT HAMILTON BOWER TODAY

GROUND FLOOR

Kitchen



Kitchen to the front of the property with a view to the garden and side access to the driveway. With a pantry cupboard and a good range of matching white gloss units with complementary worktops. Appliances - four-burner gas hob, oven/grill, Belfast sink, washing machine; space & power for further appliances available.

Dining Room



Open-plan dining room to the rear of the property with domed entrance to the living room and sliding doors to the garden. Offering ample room for a family dining table with chairs as seen.

Living Room



Spacious living room to the front of the property with domed entrance to the dining room and access from the entrance hall. With a central gas fireplace (recently installed) and offering ample room for a large suite.

WC



Ground floor WC to the front of the property with access from the entrance hall. With frosted window and matching WC with wash basin.

FIRST FLOOR

Primary Bedroom



Spacious primary bedroom to the front of the property with a view to the front elevation. With fitted wardrobes/draws to one side, with ample room for a large bed with side tables and dressing furniture.

Bedroom



Second double bedroom, with a view to the rear elevation. Offering ample room for a double bed, side tables and wardrobes.

Bedroom



Third bedroom, a further double bedroom with a view to the front of the property. Offering ample room for a double bed, side tables and wardrobes.

Bathroom



Bathroom to the rear of the property with frosted glass window. Offering an airing cupboard and matching white three-piece suite - bath with overhead shower, wc, wash basin and towel rail.

EXTERNAL



Rear



Good-sized garden to the rear of the property with access via the side of the property or from the sliding dining room doors.

With a patio area leading from the property, a central lawn and boundary plants and shrubs.

Drive & Garage



Paved driveway to the side of the property offering parking for at least two cars.

The driveway leads to the detached single garage which has an up-and-over door and offers ideal storage space/extra parking.

