



**43 Cooper Lane, Bradford, BD6 3NG**  
**£190,000**

A THREE BEDROOM semi detached BUNGALOW located on the ever popular Cooper Lane, BD6. The property offers an abundance of space and flexibility to suit a variety of potential purchasers. Set on a good size plot there are plenty of storage options and parking.

COUNCIL TAX BAND - B

EPC RATING - D

### LOUNGE

The main reception room has a gas fire with decorative surround, vinyl flooring, a central heating radiator and French Doors opening to the front.

### HALLWAY

Inner hallway with a central heating radiator, vinyl flooring and loft access.

### KITCHEN

Fitted wall and base units to three sides with a contrasting work surface over incorporating a stainless steel sink and mixer tap. Gas point for a cooker and plumbing for a washing machine. Vinyl flooring and a double glazed window.

### BEDROOM

Double bedroom with patio doors opening to the garden. Central heating radiator. Loft stairs provide access to the loft space.

### LOFT SPACE

Useful loft space with a Velux window.

### BEDROOM

Double glazed window and a central heating radiator.

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### BATHROOM

Modern fitted suite comprising of a low flush W.c, and hand wash basin set in a combination unit. Shower area with glass screen and fitted shower unit. Double glazed window and a heated towel rail.

### CONSERVATORY

Large conservatory to the side elevation with two central heating radiators, vinyl flooring and access to the garage.

### GARAGE

Useful storage space with power and light.

### EXTERNAL

A large tarmac area to the front provides ample off road parking and access to a 'lean to' providing storage options. To the rear an enclosed garden with lawn, patio and garden shed.

