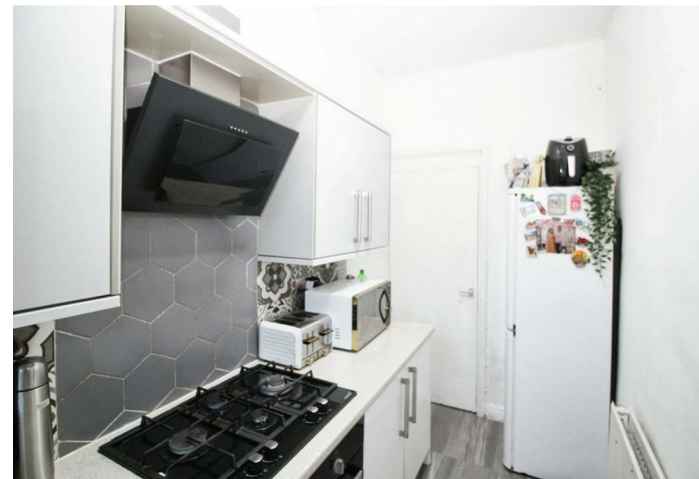
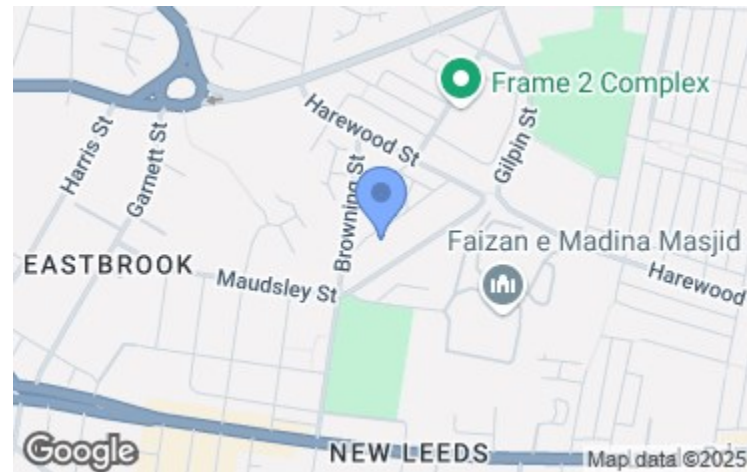




Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



Viewing arrangements

Strictly by appointment through WW Estates
 01274 627444
 sales@wwestateagents.com

Directions

See Mapping.

359 - 361 Idle Road, Bolton Junction, Bradford, BD2 2AH | 01274 627444 | sales@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.

Seaton Street, Bradford, BD3 9DP

£95,000



Seaton Street, Bradford, BD3 9DP



**** STONE BACK TO BACK TERRACE ** 3 BEDROOMS ** SPACIOUS LOUNGE ** FITTED MODERN KITCHEN ** BASEMENT STORAGE ** IDEAL FIRST HOME OR INVESTMENT ** POPULAR LOCATION ****
 This stone terrace property offers loads of potential, situated in the heart of Bradford 3 surrounded by a wealth of amenities & handily positioned for local schools & transport links.

The accommodation briefly comprises: Access is through a uPVC door into spacious living room benefiting from lightly painted walls, fitted shelves to chimney breast, grey ash laminate flooring and picture window allowing the natural light to flow and a door leading to first floor landing.

The fitted modern kitchen consisting of a range of base & wall units in gloss white with brushed chrome handles, complementary worksurfaces, stainless steel sink with mixer tap, ceramic Victorian style tiled splash backs. Space for fridge/freezer and plumbing for a washer, Integrated oven, gas hob with a modern plasma

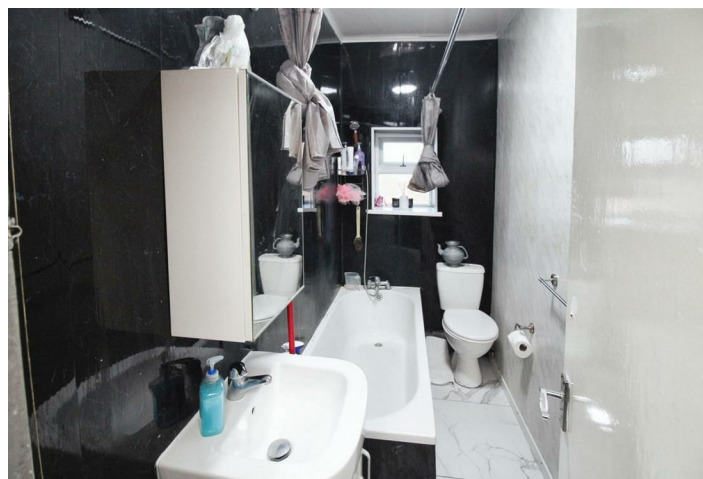
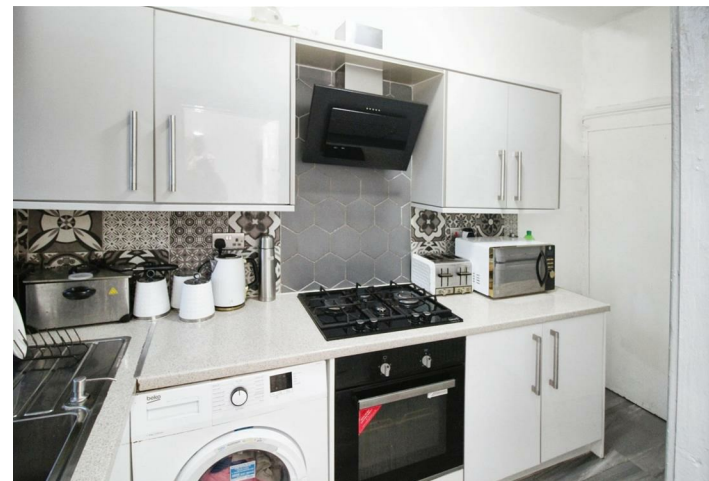
extraction hood. Cushion flooring and access to the basement storage.

Bedroom 1 and 2 are both doubles, situated on the first floor alongside the family bathroom, finished with light painted décor and carpet flooring. The house bathroom comprises of a stylish three piece suite in white with chrome fittings, panelled bath with mixer taps and shower hose, hand wash gloss white vanity unit, low level push button W.C. & finished with stylish slate PVC panelled walls and chrome ladder radiator.

To the second floor is a further bedroom and space for dressing table.

Externally the property benefits from paved yard with gate access.

AN IDEAL PURCHASE FOR FIRST TIME BUYERS OR A BUY TO LET INVESTOR!!



Train
your text here



Primary School
your text here



Secondary School
your text here

Fixtures & fittings
Great First Home Or Investment.

Rating authority
Borough Council Tax Band

Services
INDEPENDENT MORTGAGE ADVICE AVAILABLE. HOME MOVERS - FIRST TIME BUYER - RE-MORTGAGES, INVESTORS & PROTECTION ETC. WW Estates introduce to Altogether Financial Solutions Ltd, who are authorised and regulated by the Financial Conduct Authority.

Tenure
Freehold