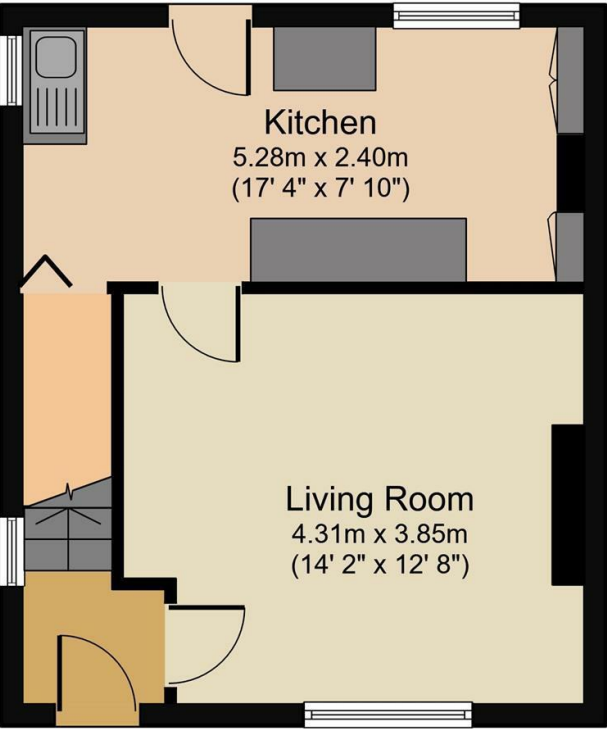
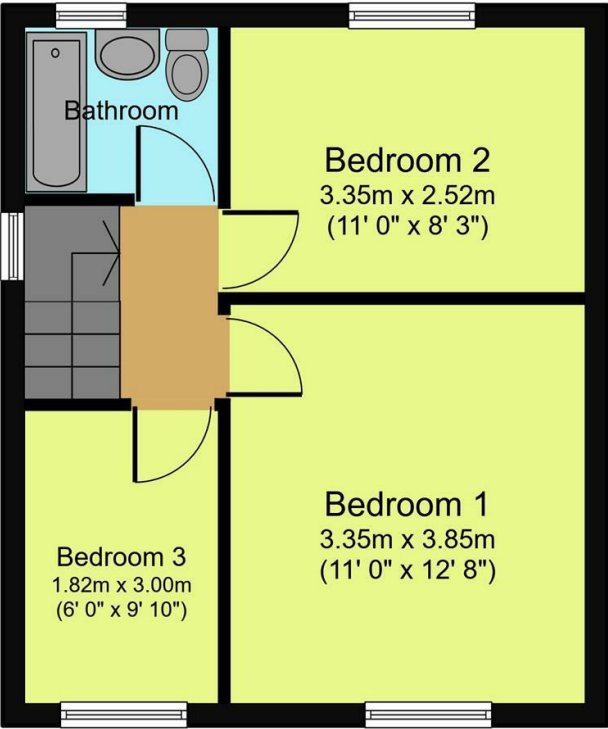


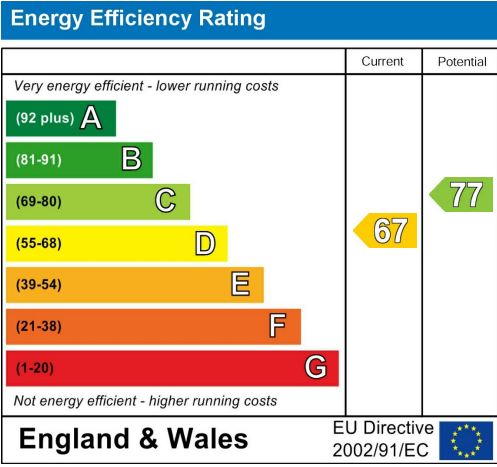


Ground Floor



First Floor

Created using Vision Publisher™



Directions

See Mapping.



Viewing arrangements

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

Leafield Avenue, Bradford, BD2 3SE
Offers In The Region Of £185,000

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.



Leaffield Avenue, Bradford, BD2 3SE

 1  3  1

**** 3 BEDROOM SEMI ** NO ONWARD CHAIN ** SUPERB POTENTIAL ** CLOSE TO LOCAL AMENITIES ** GAS CH & DGLAZING ** GENEROUS GARDENS **** Situated on Leaffield Avenue, this charming three-bedroom semi-detached house presents an excellent opportunity for families seeking a home with great potential. While the property requires some cosmetic improvements, it offers a solid foundation to create a beautiful living space.

Upon entering, you are greeted by a welcoming entrance hall that leads to the staircase and a spacious lounge. The lounge is designed for comfort, featuring a gas fireplace with a stone surround, natural lit floods via a double-glazed window, which also provides a view into the dining kitchen. The kitchen is equipped with a variety of wall and base units, offering ample storage and workspace. It includes plumbing and space for a washing machine, electric oven, and fridge freezer, along with a sink and drainer. The kitchen also features a pantry and a dining area, making it an ideal spot for family meals.

The first floor comprises a landing that connects to all three bedrooms and the family bathroom. The main bedroom is a generous double, complete with fitted wardrobes, while the second double bedroom overlooks the rear garden and also includes built-in storage. The third bedroom, a single, is versatile enough to serve as a child's room or a home office. The bathroom is fully tiled and features a white three-piece suite, including a bath with a shower over, wash hand basin, and w/c.

Externally, the property boasts a large driveway that accommodates multiple vehicles, alongside well-maintained gardens to both the front and rear. The rear garden is particularly spacious, offering low-maintenance tiered areas with mature plants and the potential for extension, subject to planning permission.

This property is offered with no onward chain and is situated in a desirable residential area, close to local amenities and within the catchment well-regarded schools.



Train
your text here



Primary School
your text here



Secondary School
your text here

Fixtures & fittings

Three Bedroom Semi-Detached In Need Of Cosmetic Improvement
Situatued Within A Popular Residential Location With Large
Garden To Rear & Superb Potential.

Rating authority
Borough Council Tax Band B

Services

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introduce to Altogether Financial Solutions Ltd, who are authorised and regulated
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Tenure
Freehold