



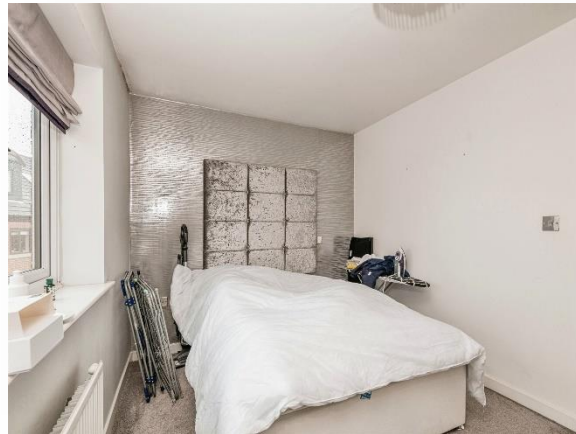
**Future Fields, Bradford BD6 3FF**



**welcome to**

**Future Fields, Bradford**

Offered to the market is this well presented two bedroom semi detached property. This property is currently tenanted, but can be sold with vacant possession.



## **Entrance Vestibule**

## **Downstairs W/C**

With w/c.

## **Lounge**

12' 7" x 11' 6" ( 3.84m x 3.51m )

With patio doors and gas central heating radiator.

## **Kitchen**

9' 6" x 14' ( 2.90m x 4.27m )

Fitted kitchen with a range of white wall and base units incorporating sink and drainer with work surfaces, electric oven, gas hob, integrated fridge freezer and gas central heating radiator.

## **Bedroom One**

12' 8" at widest x 7' 11" at widest ( 3.86m at widest x 2.41m at widest )

With two windows to the front, wall mounted head board and gas central heating radiator.

## **Bedroom Two**

11' 8" at widest x 8' 4" at widest ( 3.56m at widest x 2.54m at widest )

With wall mounted headboard, bulkhead closet and gas central heating radiator.

## **Bathroom**

Three piece suite comprises of bath with shower over, wash hand basin and w/c.

## **Outside**

Drive to the front and small lawn garden to the rear.



***view this property online*** [williamhbrown.co.uk/Property/BDF114896](http://williamhbrown.co.uk/Property/BDF114896)



welcome to

## Future Fields, Bradford

- Two bedroom
- Semi detached property
- Driveway
- Well presented throughout
- Offers over £140,000

Tenure: Freehold EPC Rating: B

offers over

**£140,000**



Please note the marker reflects the postcode not the actual property

**view this property online** [williamhbrown.co.uk/Property/BDF114896](https://www.williamhbrown.co.uk/Property/BDF114896)



Property Ref:  
BDF114896 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

  
william h brown



**01274 693138**



Wibsey@williamhbrown.co.uk



6 Fair Road, BRADFORD, West Yorkshire, BD6 1QN



**williamhbrown.co.uk**