



**Mostyn Grove, Bradford BD6 3RB**

**welcome to**

## **Mostyn Grove, Bradford**

Extended three bedroom dormer bungalow. Lovely family home , with scope to further develop, subject to planning permissions. Benefiting from solar panels with a feed-in tariff.





### **Entrance Porch**

Utility porch with french doors into the property.  
Porch has radiator and houses the boiler.

### **Entrance Hall Lounge**

14' 1" x 8' 8" ( 4.29m x 2.64m )

Open to the kitchen and situated in the extension  
with skylight window and patio doors to the rear.

### **Kitchen**

10' 2" x 10' 10" ( 3.10m x 3.30m )

Open to the lounge with a range of wall and base  
units incorporating sink and drainer with work  
surfaces, electric hob and stairs leading to the  
bedroom.

### **Landing Bedroom One**

12' 5" at widest x 13' 5" at widest ( 3.78m at widest x 4.09m  
at widest )

Located on the first floor with eaves storage area.  
Has wash basin and w/c off the bedroom.

### **Bedroom Two**

10' 10" x 14' 6" ( 3.30m x 4.42m )

Located on the ground floor with UPVC window to  
the front.

### **Bedroom Three**

12' 3" x 4' 9" ( 3.73m x 1.45m )

Located on the ground floor with UPVC window to  
the front.

### **Shower Room**

Located on the ground floor with walk in shower,  
wash hand basin set in vanity unit, w/c and morrocan  
style floor tiles.

### **Outside**

Paved drive with lawn to the side and shrubs and to  
the rear paved patio garden.



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## **Mostyn Grove, Bradford**

- Well maintained property
- Integrated solar panels
- Good sized plot
- Dormer bungalow
- Ensuite w/c

Tenure: Freehold EPC Rating: C

# £210,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
BDF114928 - 0007

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