









welcome to

Whitehead Close, Laisterdyke Bradford

Executive semi detached property set on highly regarded, modern, residential development. With superb presentation throughout, this beautiful home wont hang around long as it appeals to a range of purchasers.













Entrance Vestibule Downstairs W/C

With wash hand basin and w.c.

Lounge

14' 8" at widest x 12' 9" at widest (4.47m at widest x 3.89m at widest)

With window to the front, understairs storage and radiator.

Dining Room

8' 4" x 8' 1" (2.54m x 2.46m)

Open to the kitchen with patio doors to the rear.

Kitchen

9' 2" x 7' 1" (2.79m x 2.16m)

Modern fitted kitchen with a range of wall and base units incorporating sink and drainer with work surfaces, integrated fridge freezer, washing machine and dishwasher. Built in eye level electric over, four ring gas hob with cooker hood.

Landing

Located on the first floor.

Bedroom Two

9' 5" x 9' 2" (2.87m x 2.79m)

Located on the first floor with window to the front and radiator.

Bedroom Three

9' 5" x 7' (2.87m x 2.13m)

With window to the rear and radiator.

Bedroom Four

7' 11" x 6' 2" (2.41m x 1.88m)

With window to the rear and radiator.

Bathroom

Comprises of bath with shower over, wash hand basin and w/c.

Second Floor Landing

With storage cupboard.

Bedroom One

12' 7" x 12' 6" (3.84m x 3.81m) Located on the second floor

Ensuite

With shower, wash hand basin and w/c.

Outside

To the front there is a driveway leading to single garage with up and over door and to the rear a well maintained, landscaped enclosed garden with artificial turf.





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Whitehead Close, Laisterdyke Bradford

- Four bedrooms
- Open plan kitchen/diner
- Semi detached
- Garage
- Offers over £230,000

Tenure: Leasehold EPC Rating: B

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

£230,000





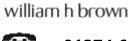




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Property Ref: BDF115496 - 0006 1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 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.



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