



Tyersal Drive, Bradford BD4 8EP

welcome to

Tyersal Drive, Bradford

Offered with no onward chain and well presented throughout is this extended three bedroom semidetached sat on a larger than average plot offering masses of potential subject to planning permissions.



Entrance Hall

With radiator.

Lounge

15' 6" x 11' 10" into recess (4.72m x 3.61m into recess)
Dual aspect open into dining room with window to the front, gas fire/fireplace and gas central heating radiator.

Dining Room

9' 6" x 10' 7" (2.90m x 3.23m)
With door leading into the conservatory.

Kitchen

18' 4" x 6' 11" (5.59m x 2.11m)
Modern white fitted kitchen with a range of wall and base units incorporating stainless steel sink and drainer with work surfaces, window to the rear, door to the side and velux roof window to the rear.

Conservatory

9' 2" x 12' 8" (2.79m x 3.86m)
Upvc constructed with brick base providing access to the rear garden.

Landing

With storage cupboard and window to the side.

Bedroom One

10' 1" plus wardrobe x 14' (3.07m plus wardrobe x 4.27m)
With window to the front, built in wardrobes and radiator.

Bedroom Two

11' 4" into wardrobe x 10' 11" (3.45m into wardrobe x 3.33m)
With window to the rear, built in wardrobes and gas central heating radiator.

Bedroom Three

8' 5" x 6' 5" (2.57m x 1.96m)
With window to the front and radiator.

Bathroom

Comprises panel bath with shower over, wash hand basin, w/c, tiled walls, window to the rear and radiator.

Outside

Sat on a generous plot with well maintained gardens to the front and rear, driveway offering ample parking leading to two single garages.

Garages

Set to the side and rear of the property are two single detached garages with up and over doors.



view this property online williamhbrown.co.uk/Property/BDF115557



welcome to

Tyersal Drive, Bradford

- Three Bedroom
- Extended Semidetached
- Two Single Detached Garages
- Conservatory
- No Chain

Tenure: Freehold EPC Rating: C

£230,000



Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/BDF115557



Property Ref:
BDF115557 - 0004

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