



Littlefield Walk, Wibsey, Bradford, West Yorkshire, BD6 1UU

- THREE BEDROOM EXTENDED SEMI-DETACHED FAMILY HOME
- TWO RECEPTION ROOMS
- BEDROOM 1 AND BEDROOM 2 FEATURE BUILT IN WARDROBES
- DOUBLE GLAZING & CENTRAL HEATING
- COUNCIL TAX BAND C
- GROUND FLOOR EXTENDED TO THE REAR IN 2022
- LOG BURNER INSTALLED 2022
- SOLAR PANELS INSTALLED 2023 AND OWNED OUTRIGHT
- FRONT AND REAR GARDENS WITH SUMMERHOUSE
- AWAITING EPC GRADE

Offers In The Region Of £210,000

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HUNTERS BRADFORD PRESENTS - LITTLEFIELD WALK - BD6 - ** NO CHAIN **

Nestled in Littlefield Walk, Wibsey, on a no through road, is this three-bedroom extended semi-detached family home, a true gem waiting to be discovered. The ground floor was extended to the rear in 2022, offering ample space for all your family's needs.

As you step inside, you'll be greeted by a hallway with stairs to the first floor, under stairs cupboard and doors leading to the kitchen and reception room. The living area is perfect for entertaining guests or simply relaxing by the newly installed, in 2022 log burner . The reception room also features made to measure shutter blinds and leads to the rear extended living area.

To the first floor are three bedrooms, the bathroom and a pull down loft ladder, the thoughtful design includes built-in wardrobes in Bedrooms 1 & 2, providing convenient storage solutions.

A standout feature are the solar panels which were installed in 2023. These are not only environment friendly but also owned outright, offering potential savings on energy bills. The double glazing & gas central heating ensures a cosy and quiet atmosphere all year round.

Outside, the front and rear gardens beckon you to enjoy the outdoors, with the added bonus of a summerhouse where you can unwind and soak in the tranquillity of the surroundings.

Parking will never be an issue with space for upto 3 cars on the driveway and 1 in the garage, making this home perfect for families.

This is not only a beautiful home but also a smart investment The EPC grade is on the way, and CCTV this is your opportunity to own a great home in Wibsey.

Located close to Wibsey Park, schools and the village of Wibsey. There is close access to the motorway network, bus routes and Bradford / Low Moor train stations, making your daily commute if you work outside or near Bradford an ease. The Council Tax Band is C.

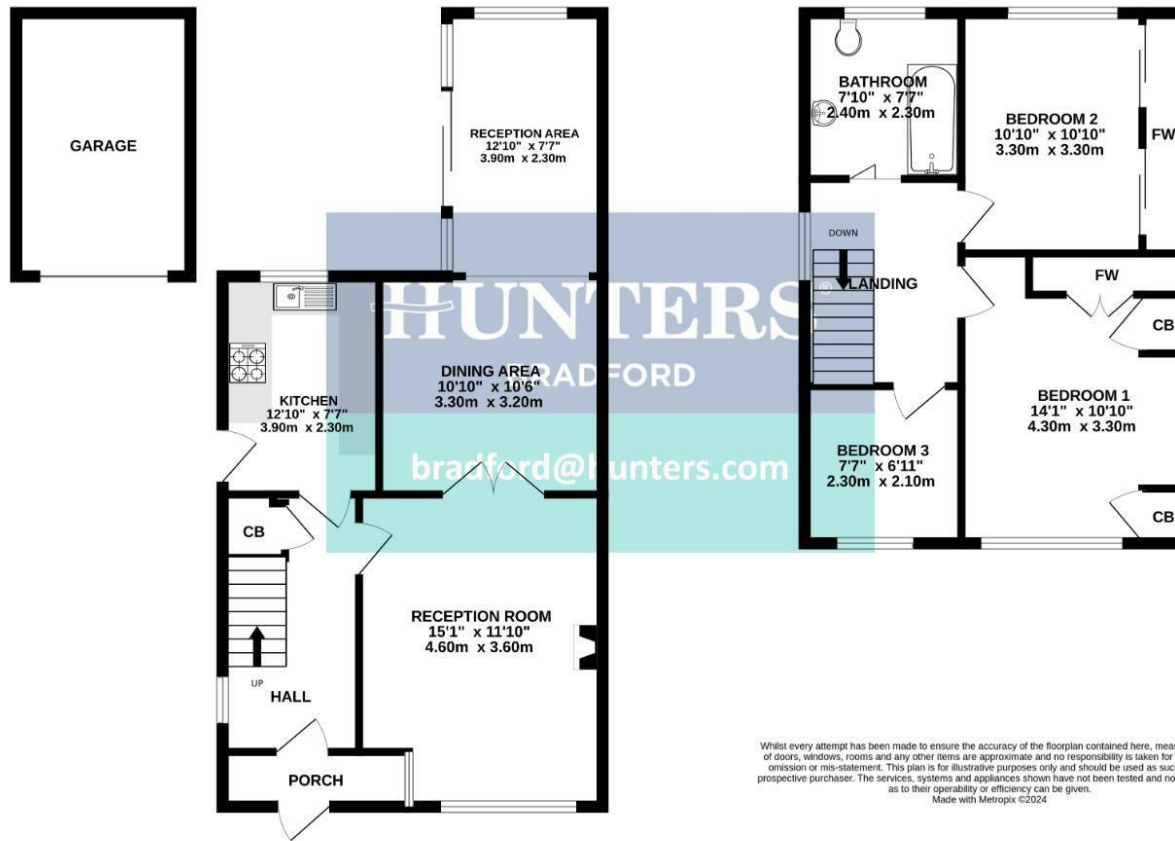
Don't miss out on the chance to make this house your home by booking a viewing.





GROUND FLOOR

1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Viewings

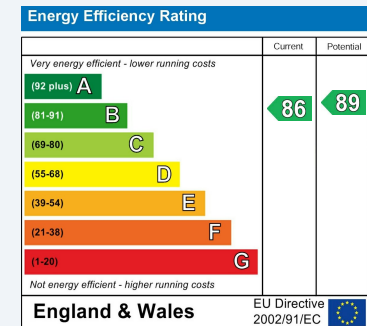
Please contact bradford@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.



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