



Kingsway, Eccleshill, Bradford, West Yorkshire, BD2 1PN

- THREE BEDROOM SEMI-DETACHED PROPERTY ** INVESTORS ONLY **
- CURRENTLY TENANTED UNTIL 15/11/2025 @ £950 PER MONTH
- TWO DOUBLE BEDROOMS
- DRIVEWAY & GARAGE / STORAGE
- COUNCIL TAX BAND C

- THIS IS AN INVESTMENT PROPERTY - YOU CANNOT BUY TO LIVE IN
- SPACIOUS RECEPTION ROOM
- FRONT AND REAR GARDEN & CONSERVATORY
- CLOSE TO LOCAL SCHOOLS / AMENITIES
- EPC RATING GRADE D

Offers In The Region Of £170,000

70, Kingsway, Eccleshill, Bradford, West Yorkshire, BD2 1PN

INVESTORS AND LANDLORDS ONLY

Currently tenanted until 15th November 2025 at a monthly rental of £950, this property represents a sound investment opportunity, generating immediate income for the discerning buyer.

Nestled in the charming area of Eccleshill, Bradford, this delightful three-bedroom semi-detached house presents an excellent opportunity for investors.

Spanning an impressive 1,001 square feet, the property boasts a spacious reception room, conservatory, perfect for both relaxation and entertaining. The well-appointed bathroom and three comfortable bedrooms provide ample space for family living or accommodating tenants.

This home has been maintained and offers a blend of classic charm and modern convenience. The property features both front and rear gardens, providing a lovely outdoor space for leisure and enjoyment. Additionally, the generous parking capacity for up to several vehicles is a significant advantage, ensuring convenience for residents and guests alike.

Its prime location is in close proximity to local schools and amenities, making it an attractive option for families and professionals seeking a vibrant community.

This semi-detached house is not just a property; it is a gateway to a thriving lifestyle in West Yorkshire. With its appealing features and strategic location, it is sure to attract interest from savvy investors looking to expand their portfolio.

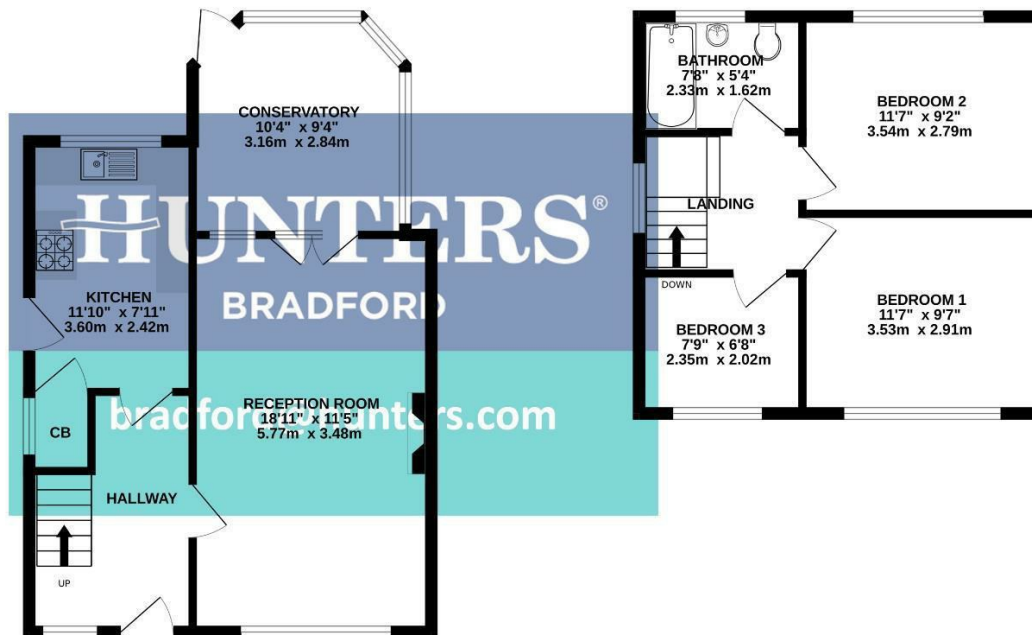
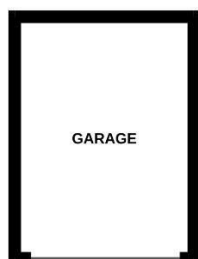
Do not miss the chance to acquire this promising investment in a sought-after area.





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

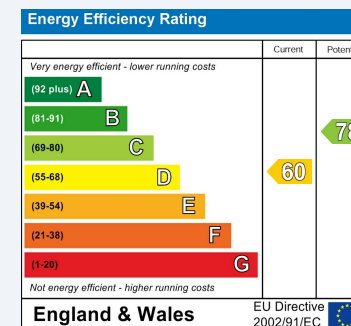
Please contact bradford@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

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

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.