

Card House, Bingley Road, Bradford, West Yorkshire, BD9 6FG

- IDEAL FOR FTB OR INVESTOR
- VACANT POSSESSION
- SLEEK SHOWER ROOM
- SOUGHT AFTER LOCATION
- SURROUNDED BY GREEN SPACES
- ONE BEDROOM APARTMENT
- MODERN FITTED KITCHEN
- ALLOCATED PARKING SPACE
- CONVERTED BUILDING
- COUNCIL TAX BAND A - EPC RATING D

Offers Over £100,000



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DESCRIPTION

Nestled in the heart of Bradford, this contemporary apartment at Card House, Bingley Road, offers an exceptional opportunity for both first-time buyers and savvy investors alike. Built in 2021, this stylish one-bedroom apartment spans a generous 403 square feet, providing a well-lit and spacious reception area that welcomes you with warmth and comfort.

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Leasehold Property - Lease Term 125 Years from 15/04/2021
Service Charge £1409.92 Per Annum
Ground Rent Inc

The modern fitted kitchen is designed with both functionality and aesthetics in mind, making it a delightful space for culinary enthusiasts. The sleek bathroom complements the apartment's contemporary feel, ensuring a relaxing retreat at the end of the day.

This property also boasts the convenience of an allocated parking space, a valuable asset in this sought-after urban location. Residents will appreciate the balance of city living with the tranquillity of surrounding green spaces, perfect for leisurely strolls or outdoor activities.

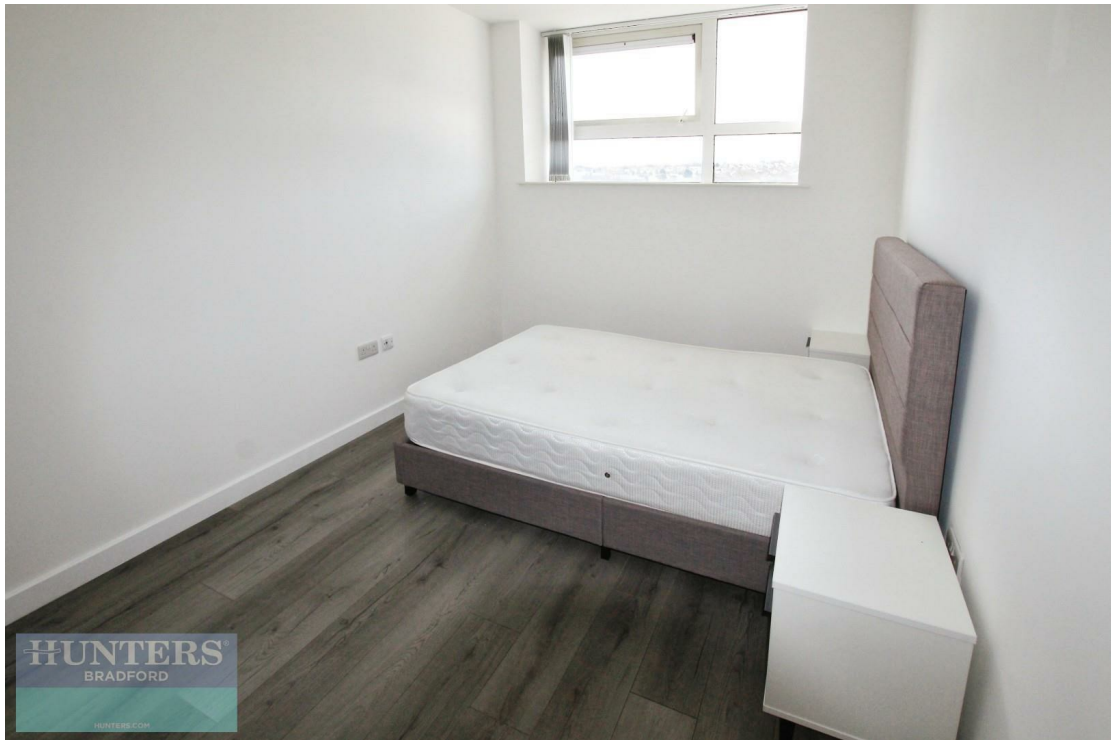
Whether you are looking to invest in a vibrant area, this apartment presents a prime opportunity that should not be missed. Embrace the urban lifestyle while enjoying the benefits of a contemporary living space in Bradford.

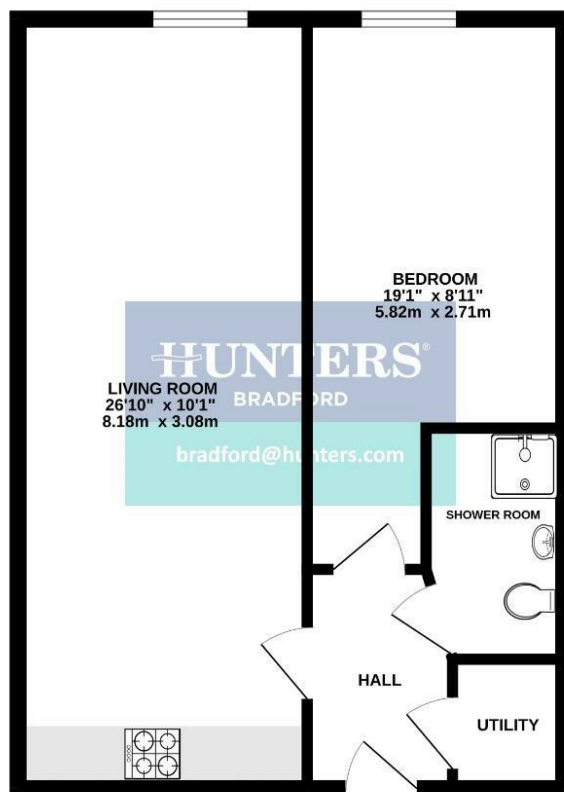
With a D-rated energy efficiency, this apartment is designed to be both comfortable and economical. Additionally, it falls under Council Tax Band A, making it an attractive option for those looking to manage their living expenses effectively.

PLEASE NOTE:

Property is sold with vacant possession







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

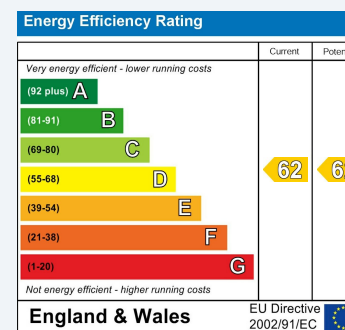
Please contact bradford@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

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.