



Apartment 32 Bingley Road, Bradford BD9 6FF

welcome to

Apartment 32 Bingley Road, Bradford

IDEAL INVESTMENT. Positioned in a highly regarded development is this stylish one bedroom apartment. Allocated parking & communal gardens. Located on the first floor with lift access the property comprises: hallway, open plan kitchen living room with dining area, bedroom and shower room! Energy: D



Hallway

A fire door leads into the entrance hall providing access to all rooms and a cupboard / utility room.

Kitchen / Living Room

22' 6" x 14' 3" (6.86m x 4.34m)

A light and airy room with wood effect flooring, raised dining area and kitchen. A range of grey wall and base units, complementary work top, stainless steel sink with mixer tap and drainer. Integral electric oven with four ring hob and exposed extractor. uPVC double glazed window and electric wall heater.

Cupboard / Utility Room

5' 7" x 4' 3" (1.70m x 1.30m)

A useful storage cupboard with plumbing for a washing machine.

Bedroom

16' 9" x 9' 7" (5.11m x 2.92m)

uPVC double glazed window and electric wall heater.

Shower Room

A stylish white three piece suite comprising of a walk in shower unit, low flush W.C and wash hand basin.

Exterior

An allocated parking space and use of the well kept communal gardens.



view this property online williamhbrown.co.uk/Property/SHP109656



welcome to

Apartment 32 Bingley Road, Bradford

- One bedroom apartment
- First floor
- Lift access
- Modern kitchen & shower room
- Allocated parking space

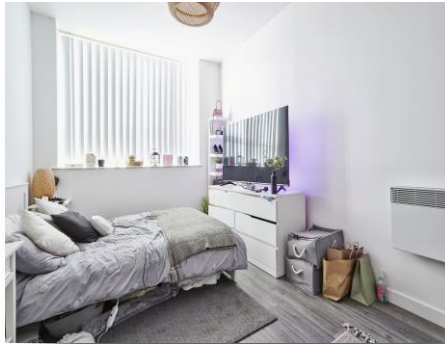
Tenure: Leasehold EPC Rating: D

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 2017. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

£115,000



Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/SHP109656



Property Ref:
SHP109656 - 0016

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 531233



Shipley@williamhbrown.co.uk



21 Market Square, SHIPLEY, West Yorkshire,
BD18 3QB



williamhbrown.co.uk