



Taunton Street, Shipley BD18 3NA



welcome to

Taunton Street, Shipley

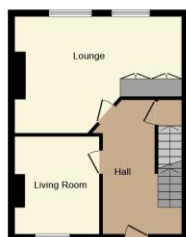
Looking for a four bedroom, two reception room well presented property? Situated in a highly sought after location, close to amenities, schools, Shipley & Saltaire Town Centre. Gardens front and rear. uPVC double glazing and central heating throughout. Energy Rating: D



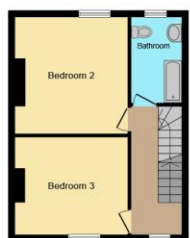
Looking for a four bedroom, two reception room well presented property? Situated in a highly sought after location, close to amenities, schools, Shipley & Saltaire Town Centre. Internally comprises: two reception rooms, generous kitchen diner with lower ground floor W.C, two first floor bedrooms with three piece bathroom and two further bedrooms to the second floor, master with en-suite. Gardens front and rear with a gated cottage yard to the front and a decked patio the rear with a storage shed and additional wooden patio area. uPVC double glazing and central heating throughout. Energy Rating: D



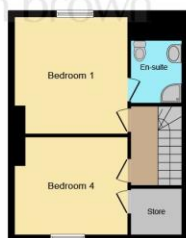
Basement



Ground Floor



First Floor



Second Floor

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.

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Entrance Hall

Sitting Room

12' 7" x 11' 1" (3.84m x 3.38m)

Lounge

18' 6" x 12' 11" (5.64m x 3.94m)

Lower Ground Floor

Dining Kitchen

Cloakroom

First Floor Landing

Bedroom Two

12' 8" x 11' 1" (3.86m x 3.38m)

Bedroom Three

12' 11" x 12' 10" (3.94m x 3.91m)

Bathroom

Second Floor

Bedroom One

13' 6" x 12' 9" (4.11m x 3.89m)

Bedroom Four

13' 2" x 10' 11" (4.01m x 3.33m)

External



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welcome to

Taunton Street, Shipley

- Spacious end of terrace
- Four bedrooms
- Well presented throughout
- Accommodation over four floors
- uPVC DG & GCH

Tenure: Freehold EPC Rating: D

£300,000



view this property online williamhbrown.co.uk/Property/SHP109777

Please note the marker reflects the postcode not the actual property



Property Ref:
SHP109777 - 0006

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.



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