



Silverhill Drive, Bradford BD3 7LF

welcome to

Silverhill Drive, Bradford

Ideal for the growing family! Located in a cul-de-sac position is this spacious versatile five bedroom semi detached, Conservatory connects the annex to the main property with a second fitted kitchen, living studio space and uPVC double glazing & gas central heating throughout! Energy Rating: D.



Entrance Porch

uPVC double glazed French doors lead into the entrance porch with second door leading into the entrance hall.

Entrance Hall

Staircase rises to the first floor landing with doors into the living room & lounge. Central heating radiator.

Living Room

16' 5" x 10' 5" (5.00m x 3.17m)

uPVC double glazed window to the front elevation with a central heating radiator and feature fireplace.

Lounge. Dining Area

24' 4" x 16' 1" (7.42m x 4.90m)

A second living room with uPVC double glazed window, central heating radiator and access into the kitchen and conservatory.

Kitchen

11' x 7' 1" (3.35m x 2.16m)

A range of wall and base units with complementary work tops, stainless steel sink with mixer tap with drainer. Gas oven, central heating radiator with breakfast bar and uPVC double glazed window.

Conservatory

13' x 9' 8" (3.96m x 2.95m)

uPVC double glazed windows and door into the annex.

Annex

A versatile living accommodation with a range of fitted kitchen units, work tops, sink and mixer tap. Plumbing for a washing machine and space for an electric oven. Door in to the W.C

Wet Room

A wet room comprises: fully tiled walls and flooring with a shower, low flush W.C and a wash hand basin. uPVC double glazed frosted glass window.

First Floor Landing

Access into the three bedrooms and bathroom with staircase rising to the second floor landing.

Bedroom Three

12' x 10' 5" (3.66m x 3.17m)

uPVC double glazed window and central heating radiator.

Bedroom Four

13' x 10' 6" (3.96m x 3.20m)

uPVC double glazed window and central heating radiator.

Bedroom Five

8' 6" x 7' 2" (2.59m x 2.18m)

uPVC double glazed window and central heating radiator.

Shower Room

A white three piece suite comprising of a walking shower unit, low flush W.C and a wash hand basin. uPVC double glazed window and central heating radiator.

Second Floor Landing

Doors into the two bedrooms.

Bedroom One

12' 11" x 8' 10" (3.94m x 2.69m)

uPVC double glazed window and central heating radiator.

Bedroom Two

uPVC double glazed window and central heating radiator.

Jack & Jill Bathroom

A white three piece suite comprising of bath with mixer taps and shower, low flush W.C and a wash hand basin. Velux window and tiled walls.

Exterior

Low maintenance paved garden to the front and rear.



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welcome to

Silverhill Drive, Bradford

- Cul-de-sac position
- Five bedrooms
- Two / Three reception rooms
- Two bathrooms & wet room
- Additional Annex

Tenure: Freehold EPC Rating: D

offers over

£290,000



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.localagent.com



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Property Ref:
SHP109951 - 0011

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