



**Lindisfarne Road, Shipley BD18 4RD**

**welcome to**

**Lindisfarne Road, Shipley**

Located in a highly regarded area is this well presented three bedroomed semi detached. Benefitting from off street driveway parking with a single detached garage and within easy reach of Saltaire. Lawned gardens to the front & rear. Energy Rating: D





Located in a highly regarded area is this well presented three bedroomed semi detached. Benefitting from off street driveway parking with a single detached garage and within easy reach of Saltaire amenities, bus routes and Train Station. Internally the property comprises: entrance hall, living room with bay window, dining room with French doors into the rear garden and a modern cream high gloss kitchen. Three first floor bedrooms with a white three piece bathroom. uPVC double glazing windows, doors and central heating system. Enclosed turfed garden to the rear with turfed garden to the front and stone wall. Energy Rating: D



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.focalagent.com](http://www.focalagent.com)

## Entrance Hall

## Living Room

14' 11" x 12' 5" ( 4.55m x 3.78m )

## Dining Room

14' 1" x 12' ( 4.29m x 3.66m )

## Kitchen

10' x 6' ( 3.05m x 1.83m )

## First Floor Landing

## Bedroom One

12' 2" x 11' 9" ( 3.71m x 3.58m )

## Bedroom Two

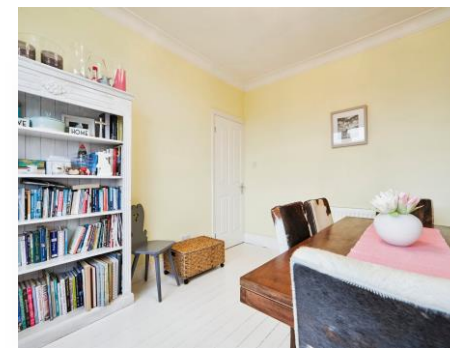
13' 5" x 11' 9" ( 4.09m x 3.58m )

## Bedroom Three

8' 3" x 6' 6" ( 2.51m x 1.98m )

## Bathroom

## Exterior



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welcome to

## Lindisfarne Road, Shipley

- Popular residential area
- Well presented throughout
- Spacious three bedroom semi detached
- Two reception rooms
- Modern kitchen & bathroom

Tenure: Freehold EPC Rating: D

offers in excess of

**£300,000**



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
SHP110468 - 0007

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