



Plumpton Close, Bradford BD2 1NJ



welcome to

Plumpton Close, Bradford

Ready to move into with minimal expense is this immaculately presented three bedroom semi detached in a cul-de-sac position ideal for the growing family. Generous front garden and enclosed rear garden, drive & garage. uPVC double glazing, gas central heating throughout & solar panels. Energy: B



Ready to move into with minimal expense is this immaculately presented three bedroom semi detached in a cul-de-sac position ideal for the growing family. Handily located for local bus routes, shops and general amenities. Internally comprising: entrance hall, 25ft living dining room, modern kitchen, three good size bedrooms to the first floor with a white three piece bathroom. Gardens to the front and rear with driveway parking and detached garage. uPVC double glazing, gas central heating throughout and solar panels. Energy Rating:B



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

Entrance

Living Dining Room

25' 11" x 11' 10" (7.90m x 3.61m)

Kitchen

11' 1" x 6' 9" (3.38m x 2.06m)

First Floor Landing

Bedroom One

13' 11" x 8' 9" (4.24m x 2.67m)

Bedroom Two

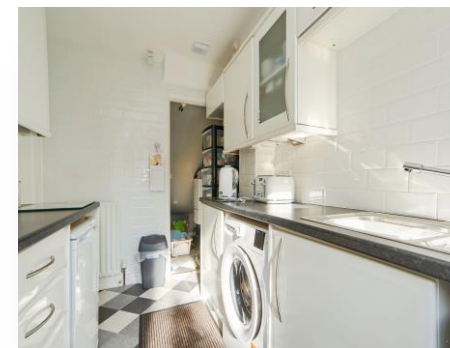
11' 5" x 9' (3.48m x 2.74m)

Bedroom Three

10' 2" x 6' 1" (3.10m x 1.85m)

Bathroom

Exterior



view this property online williamhbrown.co.uk/Property/SHP110673



welcome to

Plumpton Close, Bradford

- Cul-de-sac location
- Immaculately presented throughout
- Three bedroom semi detached
- 25ft living dining room
- Generous garden, drive & garage

Tenure: Freehold EPC Rating: B

£200,000



Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/SHP110673



Property Ref:
SHP110673 - 0002

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



Shipleys@williamhbrown.co.uk



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



williamhbrown.co.uk