



New Line, BRADFORD BD10 0BN

welcome to

New Line, BRADFORD

A THREE double bedroom end terrace stone house, well presented throughout with a MODERN bathroom, private rear garden and off street parking. In a great location close to all the amenities. This would be a great property for FIRST TIME BUYERS looking to get on the property ladder.



Ground Floor

Hallway

The hallway has a decorative tiled floor, radiator and stairs leading up to the first floor.

Lounge

15' 6" Max x 12' 4" Max (4.72m Max x 3.76m Max)

A good size room with a cosy feel having a wood burner set into a tiled fireplace with wood lintel above making a lovely central focal point. The room also benefits from wood flooring, coving, radiator and a wooden double glazed bay window to the front allowing a good amount of natural in.

Kitchen/Diner

15' 4" Max x 12' 6" Max (4.67m Max x 3.81m Max)

A modern kitchen offering a range of wall and base units with work surfaces incorporating a sink, drainer and gas hob with a tiled splashback. There is an integrated electric oven and space for an under counter fridge. The room also houses the boiler and there is a radiator, access to the cellar/utility room, a uPVC double glazed window to the rear and a door leading to the rear porch.

Rear Porch

With a tiled floor, uPVC double glazed window to the side and a composite rear door.

Lower Ground

Cellar/Utility

14' 5" Max x 12' 2" Max (4.39m Max x 3.71m Max)

A great storage space and utility room with plumbing for a washing machine, dryer and there is a uPVC double glazed window to the front.

First Floor

Landing

The stairs rise from the hallway onto the carpeted landing with doors to two double bedrooms, bathroom and stairs leading to the second floor.

Bedroom One

12' 4" Max x 10' 8" Max (3.76m Max x 3.25m Max)

A double bedroom positioned to the front elevation

with carpet flooring, radiator, picture rail and a uPVC double glazed window.

Bedroom Two

10' 7" Max x 10' 5" Max (3.23m Max x 3.17m Max)

A double bedroom positioned to the rear elevation with carpet flooring, radiator and a uPVC double glazed window.

Shower Room

A modern and well presented showeroom, fully tiled and fitted with a three piece suite comprising of a walk in shower with rainfall showerhead, wc, and wash hand basin set in a vanity unit. The room also benefits from underfloor heating, an illuminated mirror, chrome heated towel rail, extractor fan and a uPVC double glazed window to the front.

Second Floor

Bedroom Three

18' Max x 14' 1" Max (5.49m Max x 4.29m Max)

A generous double bedroom with reduced head height under the eaves storage space, laminate flooring, radiator and a wooden double glazed skylight to the front.

Outside

To the front of the property there is a small yard and to the rear is a private garden with a small lawn and paved seating area. There is also a space for off street parking.



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welcome to

New Line, BRADFORD

- End Terrace Stone House
- Three Double Bedrooms
- Modern Kitchen & Shower Room
- Private Rear Garden
- Off Street Parking

Tenure: Freehold EPC Rating: E
Council Tax Band: B

offers over

£180,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
YEA106904 - 0009

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