



Accuracy: References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs including but not limited to carpets, fixtures and fittings are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. No person in the employment of the agent has any authority to make any representation about the property, and accordingly any information given is entirely without responsibility on the part of the agents, sellers(s) or lessors(s). Any property particulars are not an offer or contract, nor form part of one.

Sonic / laser Tape: Measurements taken using a sonic / laser tape measure may be subject to a small margin of error. **All Measurements:** All Measurements are Approximate. **Services Not tested:** The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor.

Fairway, Shipley, BD18

Offers In Region Of £370,000 Freehold

Four Bedroom Extended Semi-Detached

Martin & Co Saltaire
34-36 Bingley Road • Shipley • BD18 4RU
T: 01274589132 • E: saltaire@martinco.com

01274589132
<http://www.martinco.com>

MARTIN&CO

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Fairway BD18

Key features:

- Four Bedroom
- Extended Semi-Detached
- Gas Central Heating
- Two Reception Rooms
- Perfect For Families
- Close To Local Amenities
- Modern Throughout
- Popular Residential Location
- Ready To Move In



Why you'll like it

This stunning extended semi-detached home in a highly sought-after location is now available for sale. The property is in immaculate condition, having been meticulously maintained. It offers a harmonious blend of spaciousness, comfort, and convenience, making it a perfect fit for families.

The house consists of a large lounge, providing ample space for relaxation and entertaining guests. Adding to the charm of the property is the open-plan design from the kitchen through to the dining room and seating area, which gives it a modern and inviting feel. The house also boasts four cosy bedrooms, one of which includes an en suite, providing an extra level of privacy and convenience.

The kitchen, extended and well-equipped, is a cook's dream. It is ideal for family meals and entertaining, and its modern layout further enhances the overall appeal of the house. The property also includes a single, well-appointed bathroom, which has been maintained to a high standard.

Outside, the property continues to impress with its large driveway offering ample parking space. The house also features a single garage for additional storage or parking. The garden is another spectacular feature of this property, providing an ideal space for outdoor activities or a tranquil spot to enjoy a cup of tea.

The location of the property is another significant advantage. It is conveniently placed near public transport links, making commuting a breeze. Local amenities are within a stone's throw, and there are several nearby schools, making it an ideal location for families. The unique features and prime location of this property make it a fantastic opportunity not to be missed. Its open-plan layout, ample parking, and beautiful garden, along with the convenience of being in a sought-after location, make this house a perfect choice for families seeking a blend of comfort, convenience, and style.

LOUNGE 13' 5" x 16' 1" (4.09m x 4.92m)

DINING ROOM 11' 1" x 13' 0" (3.4m x 3.97m)

RECEPTION ROOM 18' 1" x 9' 0" (5.52m x 2.76m)

KITCHEN 7' 11" x 12' 0" (2.42m x 3.67m)

BEDROOM TWO 11' 10" x 16' 7" (3.63m x 5.06m)

BEDROOM THREE 11' 9" x 13' 5" (3.59m x 4.1m)

BEDROOM FOUR 6' 11" x 10' 11" (2.12m x 3.33m)

BATHROOM 7' 4" x 6' 8" (2.24m x 2.04m)

WC

BEDROOM ONE 14' 7" x 21' 4" (4.45m x 6.51m)

ENSUITE 4' 6" x 9' 5" (1.38m x 2.89m)

