



102 Low Ash Drive, Wrose, Shipley, West Yorkshire, BD18 1JH  
£220,000

Offered with NO ONWARD CHAIN, a splendid THREE BEDROOM semi detached property in a popular residential location. This family home offers spacious living with gas central heating and double glazing. Externally there are gardens to front and rear and a drive way leading to a garage. There is a further room to the rear of the garden providing additional home working or storage options.



EPC RATING - C

COUNCIL TAX BAND - C

## GROUND FLOOR

### HALLWAY

Good size entrance hallway. Central heating radiator and a useful under stairs storage space.

### LOUNGE

Spacious bay fronted lounge with a fire and decorative surround. Double glazed window and a central heating radiator.

### DINING KITCHEN

Dining kitchen with a range of fitted kitchen cabinets and breakfast bar seating. Large electric oven with a five ring gas hob and extractor fan over. Dining area with sliding patio doors to the rear garden, laminate flooring and a central heating radiator.

## FIRST FLOOR

### LANDING

Access to boarded loft and a double glazed window.

### BEDROOM

Double bedroom to the front elevation with a double glazed window to a bay. Central heating radiator and laminate flooring.

### BEDROOM

A second double bedroom, to the rear elevation with far reaching views, a double glazed window and central heating radiator..

### BEDROOM

Third bedroom with a double glazed window and a central heating radiator.

### BATHROOM

Fabulous fitted bathroom suite in white comprising of a jacuzzi bath, W.c, hand wash basin and shower set within a glass screened cubicle. Double glazed window and tiled flooring.

## EXTERNAL

Drive to the side providing off road parking and access

to the garage. Mature garden to the front and to the rear there is a large garden with patio lawn and decking area. Furthermore a garden room to the rear with mains power and two networking cables installed for the internet, so it can be setup with a WiFi link and a PC. Double glazed window and electric heater.

