



## 11 Unity Street North, Bingley, BD16 1EN £975

A splendid THREE BEDROOM md terrace ideally located close to the centre of the ever popular Bingley with its plentiful array of amenities and excellent transport links. The property itself is immaculately presented with good quality fixtures and fittings throughout.



**EPC RATING - C**

**COUNCIL TAX BAND - B**

## **GROUND FLOOR**

### **LOUNGE**

Good size main reception space with a double glazed window and central heating radiator.

### **DINING KITCHEN**

Spacious dining kitchen fitted with a range of wall and base units to two sides with a contrasting work surface over incorporating a stainless steel sink and mixer tap. Integrated appliances include a fridge freezer and an electric oven with gas hob and extractor fan over. Double glazed window and a central heating radiator.

## **LOWER GROUND FLOOR**

### **CELLAR**

Useful storage space.

## **FIRST FLOOR**

### **LANDING**

### **BEDROOM**

Double bedroom to the front elevation with a double glazed window and a central heating radiator.

### **BEDROOM**

To the rear elevation with a double glazed window and central heating radiator.

### **BATHROOM**

Modern fitted three piece bathroom suite in white comprising of a low flush wc, hand wash basin on a vanity unit and bath with shower and screen over. Heated towel rail.

## **SECOND FLOOR**

### **BEDROOM**

A second floor attic bedroom with a central heating radiator, Velux window and fitted storage.

### **EXTERNAL**

Paved yard to the rear.

