



30 Wenborough Lane, Bradford, BD4 0PD £725

Offered TO LET is this TWO BEDROOM semi detached property which offers stylish and modern living. Benefits include double glazing, gas central heating and gardens to both front and rear with drive way to the side of the property providing off road parking.



Located in a quiet area, this modern build, two bedroom property would suit a variety of potential tenants.

GROUND FLOOR

ENTRANCE

Spacious entrance area with access to all ground floor rooms. Central heating radiator.

KITCHEN

11'11" x 6'1" (3.63 x 1.85)

Modern fitted wall and base units with contrasting work surface to two sides. Electric oven with gas hob and extractor over. Double glazed window and central heating radiator. Vinyl flooring

LOUNGE/DINING

12'7" x 11'11" (3.84 x 3.63)

Pleasant area with plenty of natural light from double glazed window and sliding doors to rear garden. Two central heating radiators.

FIRST FLOOR

LANDING

Loft access. Storage cupboard

BEDROOM

12'7" x 11'6" (3.84 x 3.51)

To the front elevation. Double glazed window and central heating radiator.

BEDROOM

12'2" x 6'6" (3.71 x 2.01)

To the rear elevation. Double glazed window and central heating radiator.

BATHROOM

Three piece bathroom suite in white. Thermostatic controlled shower. Part tiling to walls. Double glazed window and heated towel rail. Vinyl flooring.

EXTERNAL

To the front there is a lawned area and drive way with parking to the side. The rear garden is a good size with lawn, patio and planted areas.

