



Thornbury Avenue, Thornbury,

£125,000

* THROUGH TERRACE * THREE/FOUR BEDROOMS * NO ONWARD CHAIN *
* TWO RECEPTION ROOMS * FAMILY SIZED * STONE BUILT * REAR GARDEN *

Available with vacant possession, is this stone built through terrace.

Benefits from both gas central heating, upvc double glazing and briefly comprises reception hall, lounge, sitting room, kitchen, two first floor bedrooms and house bathroom with white suite. To the second floor there is a further attic bedroom and an occasional room/box room.

To the outside there is a garden to the rear.



Reception Hall

Lounge

13'1" x 9'8" (3.99m x 2.95m)
With bay window and radiator.

Dining/Sitting Room

12'6" x 13'1" (3.81m x 3.99m)
With radiator.

Kitchen

6'1" x 7'8" (1.85m x 2.34m)
With wall and base units incorporating stainless steel sink unit.

Cellars

First Floor Landing

Bedroom One

13'2" x 10'8" (4.01m x 3.25m)
With radiator.

Bedroom Two

8'7" x 10' (2.62m x 3.05m)
With radiator.

Bathroom

With white three piece suite.

Second Floor

Attic Bedroom Three

13'1" x 9'1" (3.99m x 2.77m)
With radiator.

Occasional Attic Room/Box Room

12'2" x 7'7" (3.71m x 2.31m)
No natural light.

Exterior

To the outside there is a small garden frontage and a yard to the rear.

Directions

From our office in Idle village take the left at the roundabout at the bottom of the High Street onto Idlecroft Road, at the end take the right onto Bradford Road, proceed straight ahead at the Morrisons roundabout and upon reaching the Five Lane Ends roundabout take the 2nd exit onto Idle Rd, continue straight to stay on Idle Rd, turn left onto Northcote Rd, turn right onto Killinghall Rd, left onto Leeds Old Rd, right onto Thornbury Ave and the property will be seen displayed via our For Sale board.

TENURE

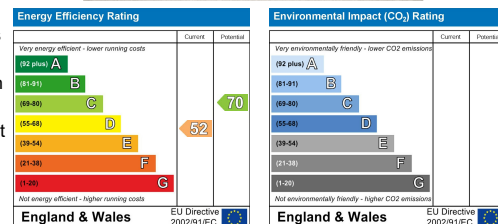
FREEHOLD

Council Tax Band

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Agent Notes & Disclaimer We endeavour to make our particulars fair, accurate and reliable. The information provided does not constitute or form part of an offer or contract, nor may it be regarded as representation. All interested parties must verify accuracy and your solicitor must verify tenure/lease information, fixtures & fittings and, where the property has been extended/converted, planning/building regulation consents. All dimensions are approximate and for guidance only, as are floorplans which are not to scale, and their accuracy cannot be confirmed. Reference to appliances and/or services does not imply that they are necessarily in working order or fit for purpose. We strongly advise prospective buyers to commission their own survey or service reports before finalising their offer to purchase. **Money Laundering Regulations** Intending purchasers will be asked to produce identification and proof of finance. We would ask for your co-operation in order that there will be no delay in agreeing a sale. We are covered and members of The Property Ombudsman.



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