



Brackendale Drive, Thackley

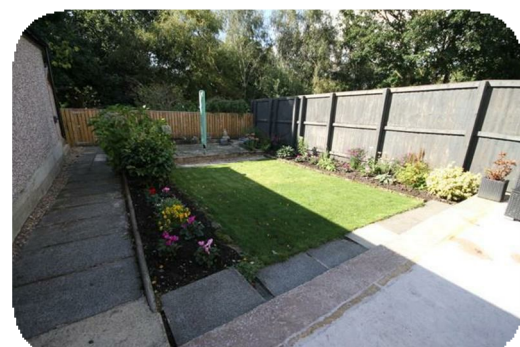
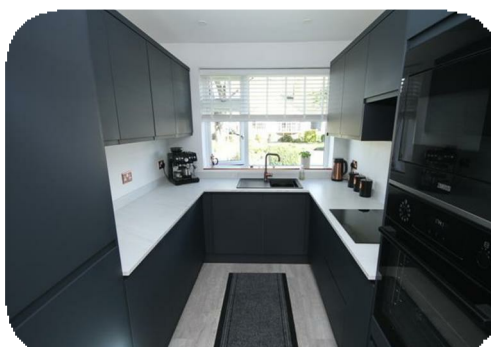
£320,000

- * IMMACULATE * IMMACULATE * IMMACULATE *
- * PREMIER LOCATION * SEMI DETACHED BUNGALOW * THREE BEDROOMS *
- * NEW KITCHEN & BATHROOM * NEW GARAGE * ADJOINS WOODLAND *
- * CONTEMPORARY DECOR * GOOD SIZED GARDEN * VIEWING ESSENTIAL *

Occupying one of the most sought after locations in Thackley, is this 'ready to move into' three bedroom semi detached bungalow. Benefits from gas central heating and upvc double glazing.

Modernised and updated throughout, the accommodation briefly comprises reception hall, lounge, new modern Magnet kitchen with integrated appliances, inner hallway, three bedrooms and a new modern bathroom with white suite.

To the outside there are good sized gardens and ample parking leading to a detached tandem garage.





Entrance Hall

With radiator.

Inner Hall

With store cupboard.

Lounge

12'5" x 18' (3.78m x 5.49m)

Having a solid fuel burner set in chimney breast, two radiators.

Kitchen

12'10" x 8'1" (3.91m x 2.46m)

Modern fitted kitchen having a range of wall and base units incorporating laminated sink unit, electric oven and hob, integrated fridge freezer, microwave and dishwasher.

Bedroom One

15'5" x 9' (4.70m x 2.74m)

With fitted wardrobes, radiator and upvc French doors to rear garden.

Bedroom Two

9'1" x 9'6" plus robes (2.77m x 2.90m plus robes)

With fitted mirrored sliding door wardrobes, radiator.

Bedroom Three

8'1" x 8' (2.46m x 2.44m)

With radiator.

Bathroom

Modern three piece white suite, tiled walls and heated towel rail.

Exterior

To the outside there is a lawned garden to the front, drive to the side leading to an oversized tandem garage, together with an enclosed lawned and patio garden to the rear. (The rear garden extends further than the rear fence).

Directions

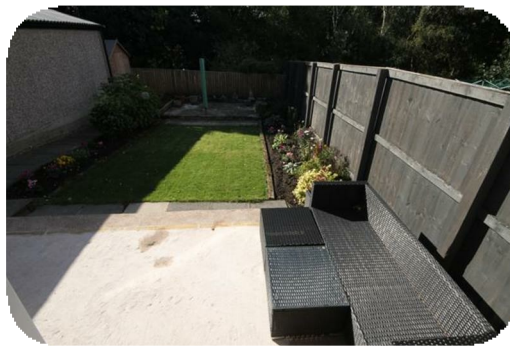
From our office in Idle village proceed straight ahead up The High Street, at the top take the right onto Town Lane, continue to the junction at Thackley Corner and proceed straight ahead onto Thackley Road, turn left onto Windhill Old Rd, right onto Brackendale Dr and the property will be seen displayed via our For Sale board.





TENURE
FREEHOLD

Council Tax Band
C



Brackendale Drive, BD10

Approximate Gross Internal Area = 73.0 sq m / 786 sq ft

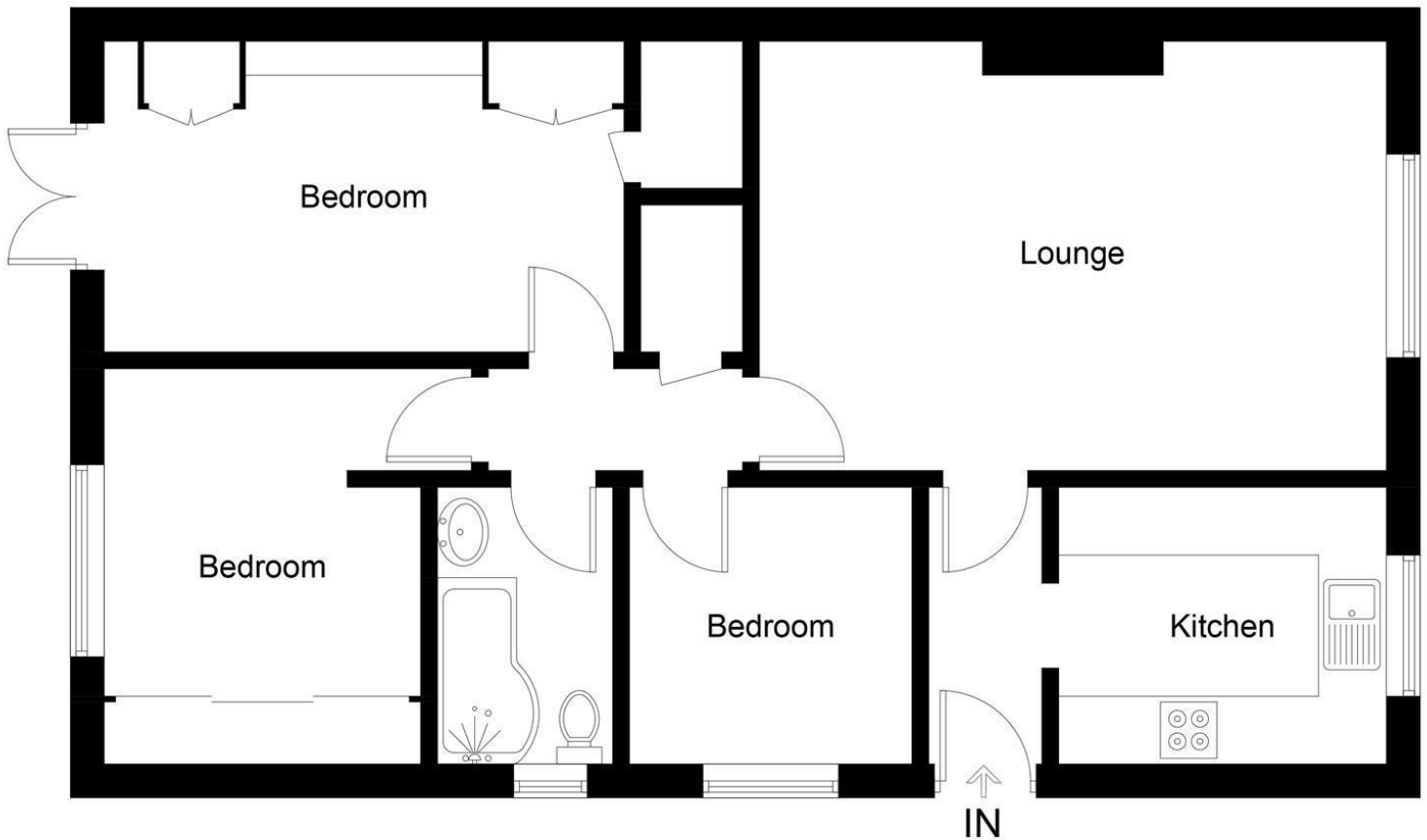
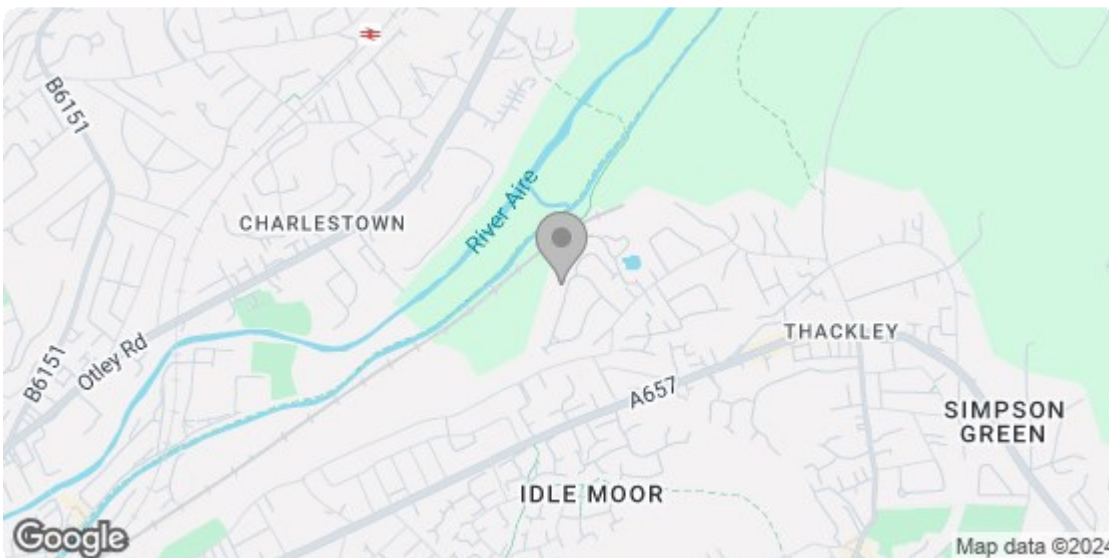


Illustration for identification purposes only, measurements are approximate, not to scale. floorplansUsketch.com © (ID1127560)



Energy Efficiency Rating	
	Potential
Very energy efficient - lower running costs	<div style="text-align: center;"> 85 67 </div>
(92 plus) A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	<div style="text-align: center;"> 67 </div>
Not energy efficient - higher running costs	
England & Wales EU Directive 2002/91/EC	
Environmental Impact (CO₂) Rating	

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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