



# Westfield Lane, Idle

# Reduced To £260,000

\*\*\*VIEWS\*\*\*VIEWS\*\*\*VIEWS\*\*\*

- \* SEMI DETACHED \* THREE BEDROOMS \* REQUIRES MODERNISATION \* NO CHAIN \*
- \* GARDENS \* GARAGE \* DESIRABLE LOCATION \* TWO LARGE CONSERVATORIES \*

Occupying one of the best positions in the locality, is this delightful three bedroom semi detached house. Available with vacant possession, this property requires modernisation and updating throughout. Offers BAGS OF POTENTIAL!! - convert, extend, etc., (subject to any relevant planning consents). This property is sure to attract a lot of interest!!!











# **Entrance Conservatory**

15'1" x 9'9" (4.60m x 2.97m)

### **Reception Hall**

#### Cloakroom/WC

With low suite wc and wash basin.

#### Lounge

15' x 12'10" (4.57m x 3.91m)

With tiled feature fireplace, radiator.

#### **Kitchen**

10'7" x 9'6" (3.23m x 2.90m)

With wall and base units incorporating stainless steel sink unit, five ring range style cooker, radiator.

#### Cellar

Useful storage.

# **Dining/Sitting Room**

13'4" x 9'3" (4.06m x 2.82m) With radiator.

# **Conservatory Two**

17'3" x 10'4" (5.26m x 3.15m)

#### **First Floor**

#### **Bedroom One**

9'6" x 11'3" (2.90m x 3.43m) With fitted wardrobes and radiator.

#### **Bedroom Two**

11'2" x 11'8" (3.40m x 3.56m) With built in wardrobes and radiator.

# **Bedroom Three**

8'10" x 6' (2.69m x 1.83m) With radiator.











#### **Bathroom**

Four piece suite, part tiled walls.

# **Exterior**

To the outside there are gardens to front and rear - with views to rear, driveway and garage.

# **Directions**

From our office in Idle village proceed straight ahead up The High Street, continue straight onto Westfield Ln and after 0.5 miles the property will be seen displayed via our For Sale board.

### **TENURE**

**FREEHOLD** 

# **Council Tax Band**

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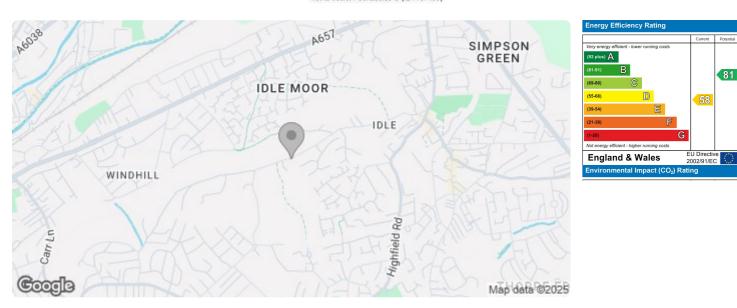


#### Westfield Lane, BD10

Approximate Gross Internal Area = 140.2 sq m / 1509 sq ft (Including Garage)



Illustration for identification purposes only, measurements are approximate, not to scale. Fourlabs.co © (ID1187490)



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