



12 Queens Court, Bradley, LL11 4FA

O.I.R.O £255,000

Nestled in the charming area of Queens Court, Bradley, this delightful three-bedroom property offers a wonderful opportunity for families and individuals alike.

The surrounding area boasts a variety of local amenities, including shops, schools, and parks, ensuring that all your daily needs are within easy reach.

The community is known for its friendly atmosphere, making it a great place to settle down and create lasting memories.

As you step inside, you will find a spacious layout that is both inviting and functional. The ground floor offers a Cloakroom, Living Room and Kitchen Diner and has three well-proportioned bedrooms and a family bathroom to the first floor.

Whether you are looking to invest in your first home or seeking a new place to call your own, this property in Queens Court, Bradley, presents a fantastic opportunity. With its appealing location and spacious living arrangements, it is sure to attract interest from a wide range of potential buyers. Do not miss the chance to explore this lovely home and envision the possibilities it holds for you and your family.

Call Olivegrove today on 01978 750234 to arrange a viewing.

Entrance Hallway



Vinyl Flooring, Radiator, Sockets, Light fitting, stairs rising and doors off to:

Cloakroom 3'1" x 6'0" (0.96 x 1.84m)



UPVC double glazed window to front elevation, Close couple WC and Pedestal basin, Radiator, light fitting and electric consumer unit.

Living Room 14'0" x 14'3" max (4.29 x 4.36m max)



UPVC double glazed window to front elevation, Newly laid carpet to floor, radiator, Light fitting,

Marble fireplace with inset electric fire. Double doors to:

Kitchen / Diner 10'10" x 17'7" max (3.31 x 5.37m max)



UPVC double glazed window and French doors to rear elevation, tiled floor. Radiator, 2 x light fittings and spacious storage cupboard. A range of base, wall and drawer units with complimentary worktop over. Integrated fridge freezer, electric oven with Gas hob and extractor over. Space & plumbing for washing machine.

Stairs / Landing



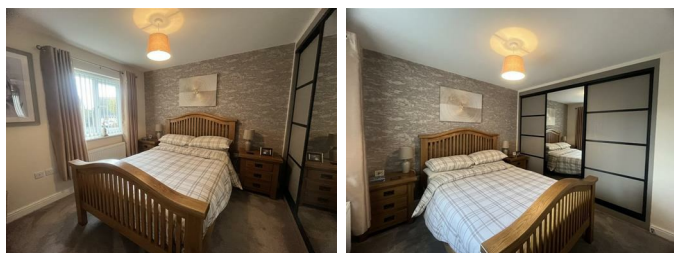
UPVC double glazed window to side elevation, Newly laid carpet to floor, airing cupboard housing boiler. Radiator, socket and light fitting. Access to attic and doors off to:

Bedroom 1 11'1" x 11'5" (3.40 x 3.48m)



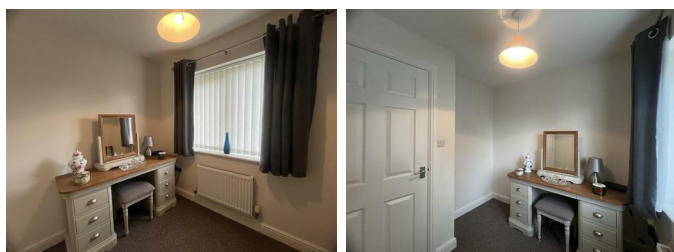
UPVC double glazed window to front elevation, Newly laid carpet to floor, Newly fitted wardrobes, Light fitting, radiator, sockets and switches.

Bedroom 2 9'7" x 9'7" (2.93 x 2.93m)



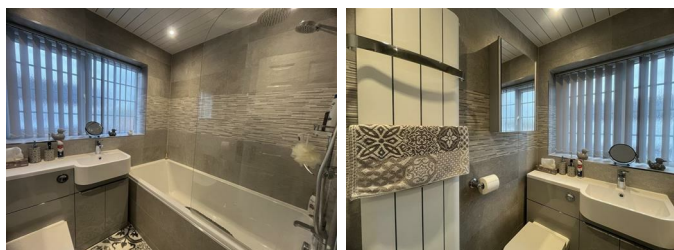
UPVC double glazed window to rear elevation, Newly laid carpet to floor, Newly fitted wardrobes, Light fitting, radiator, sockets and switches.

Bedroom 3 7'9" x 7'6" max (2.37 x 2.31m max)



UPVC double glazed window to rear elevation, carpet to floor, Light fitting, radiator, sockets and switches.

Bathroom 5'10" x 6'1" (1.78 x 1.87m)



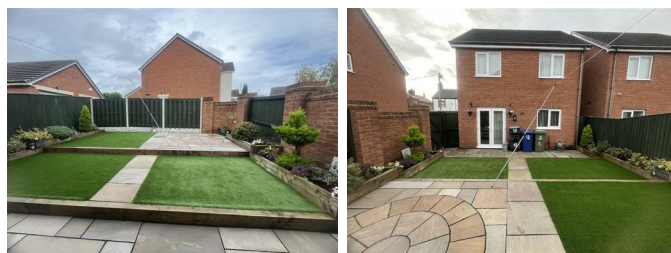
UPVC double glazed window to front elevation, Fully tiled walls and floor. Vanity basin and WC, panelled bath with glass screen and thermostatic shower. Vinyl panelled ceiling with inset spotlights and extractor. Vertical towel radiator and wall mounted LED lit cabinet.

Externally

Front

Landscaped garden to front with tiled pathway leading to the front door.

Rear



Enclosed private landscaped garden bounded by fence panels, gate for access to the rear driveway and garage.

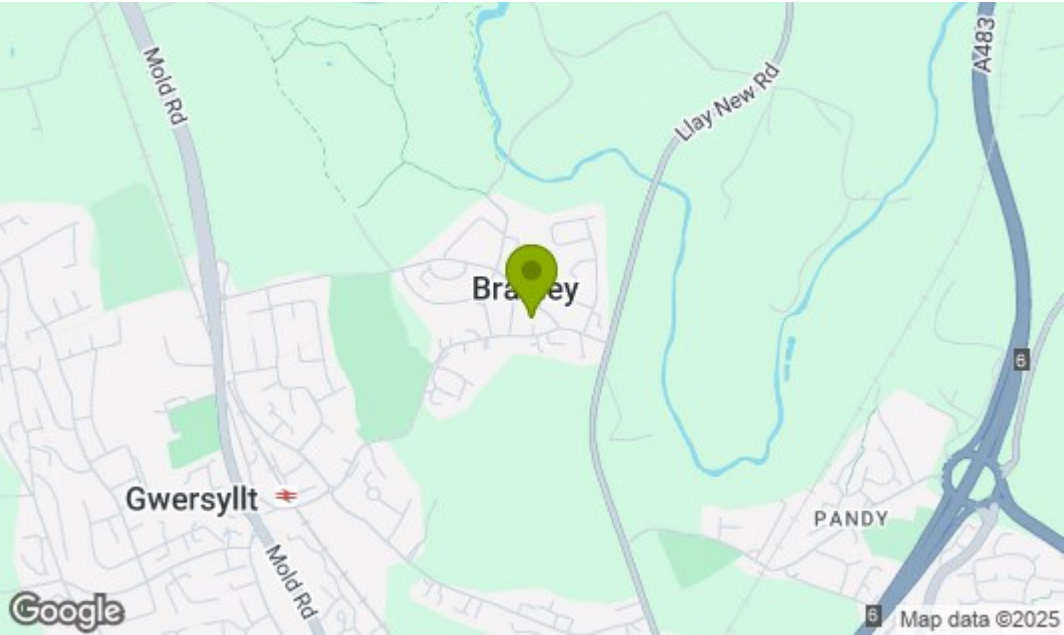
Driveway & Garage



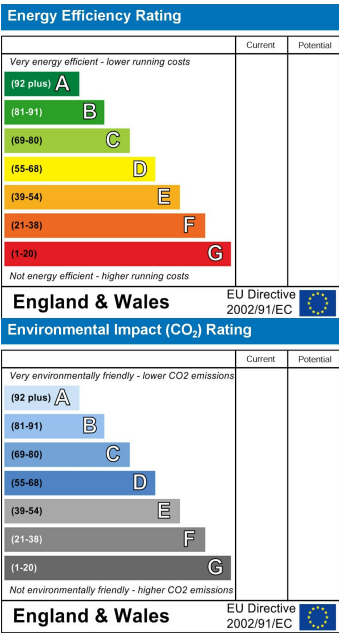
Driveway for parking for 2 vehicles leads to a single garage with up and over door, power and light.

Floor Plan

Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.