

HUNTERS®

HERE TO GET *you* THERE

296 Apperley Road, Bradford, BD10 0PX

Offers In The Region Of £289,950

Property Images



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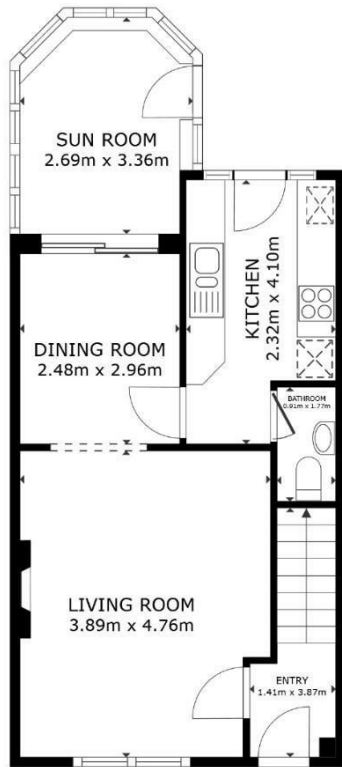
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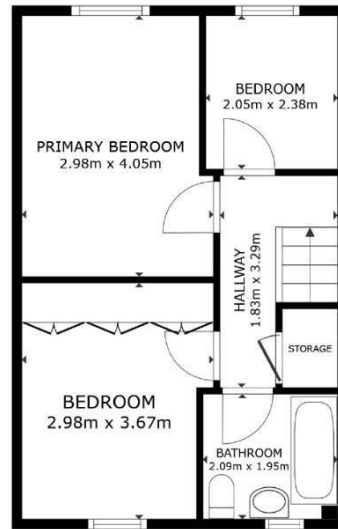
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FLOOR 1



FLOOR 2

GROSS INTERNAL AREA
 FLOOR 1 50.3 m² FLOOR 2 38.4 m²
 TOTAL : 88.7 m²
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



EPC

| Energy Efficiency Rating | | Current | Potential |
|--|--|-------------------------|-----------|
| <i>Very energy efficient - lower running costs</i> | | | |
| (92 plus) A | | | 82 |
| (81-91) B | | | |
| (69-80) C | | | |
| (55-68) D | | 63 | |
| (39-54) E | | | |
| (21-38) F | | | |
| (1-20) G | | | |
| <i>Not energy efficient - higher running costs</i> | | | |
| England & Wales | | EU Directive 2002/91/EC | |

Map



Details

Type: House - Semi-Detached Beds: 3 Bathrooms: 1 Receptions: 2 Tenure: Freehold

Summary

Welcome to this charming modern stone property nestled in a picturesque setting just a stone's throw from the tranquil Leeds Liverpool canal.

Upon entering, you are greeted by an inviting entrance hallway that sets the tone for the home's contemporary elegance. The spacious lounge provides a comfortable retreat, while the open plan dining room seamlessly flows into a stunning conservatory extension, offering abundant natural light and direct access to the lush rear garden, perfect for entertaining or enjoying moments of relaxation.

The well-appointed fitted kitchen boasts modern amenities and ample storage space, making meal preparation a joy. A convenient guest WC adds practicality to the ground floor layout.

Ascending to the first floor, discover three generously sized bedrooms, each offering a peaceful haven for rest and rejuvenation. A stylish house bathroom completes the upper level, featuring sleek fixtures and finishes.

Outside, the property is surrounded by meticulously maintained gardens, with lawn areas complemented by beautifully planted borders, creating a tranquil outdoor oasis. The rear garden provides a private retreat for al fresco dining or simply soaking up the sunshine.

Conveniently, a garage and driveway offer off-road parking and storage solutions.

Situated in a desirable location, this home enjoys easy access to a range of amenities, including nearby schools, shops, and a train station, ensuring convenience for daily living. With the scenic Leeds Liverpool canal just moments away, picturesque walks and outdoor adventures await, promising a lifestyle of both serenity and convenience. Don't miss the opportunity to make this modern stone property your own sanctuary.

Features

- EXTREMELY SOUGHT AFTER LOCATION • GARAGE AND DRIVEWAY • IMMACULATELY TENDED GARDENS • GUEST WC • CLOSE TO LIVERPOOL LEEDS CANAL • NEARBY AMENITIES AND TRAIN STATION • SURE TO APPEAL