

# HUNTERS®

HERE TO GET *you* THERE

**73 Brompton Drive, Bradford, BD10 0DW**

**Asking Price £240,000**

**Property Images**



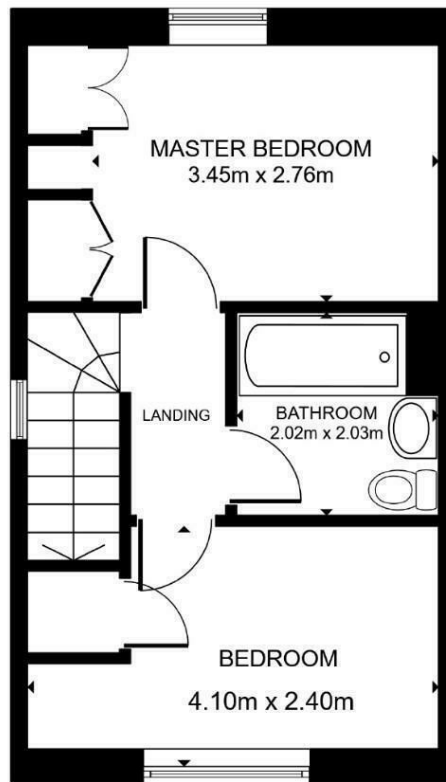
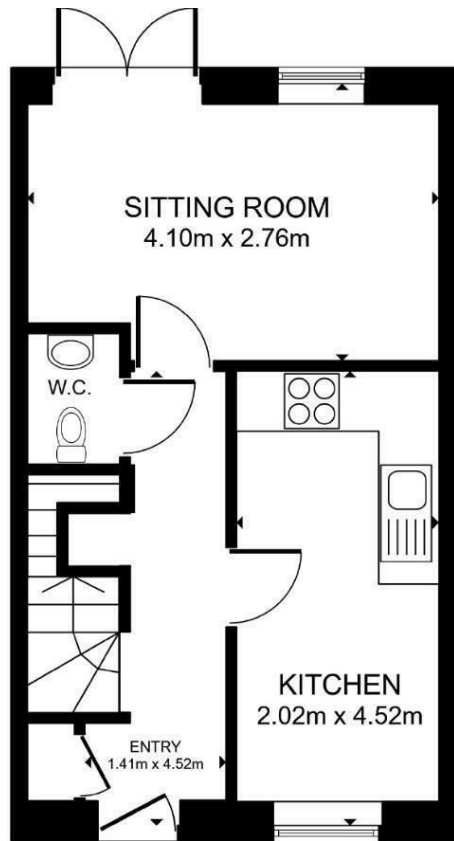
## Property Images



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GROSS INTERNAL AREA  
GROUND FLOOR 30.2 m<sup>2</sup> FLOOR 1 30.2 m<sup>2</sup>  
TOTAL : 60.5 m<sup>2</sup>  
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



## EPC

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		97
(92 plus) <b>A</b>		
(81-91) <b>B</b>	83	
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

## Map



## Details

Type: House - End Terrace Beds: 2 Bathrooms: 1 Reception: 1 Tenure: Freehold

## Summary

Situated within this extremely sought after estate with close proximity to canal side and woodland walks is this attractive a hugely appealing first time buyer home. Boasting lovely views and landscaped gardens this exceptional property which benefits from the remainder of the builders guarantee is not to be missed.

Accommodation briefly consists of an entrance hallway, guest wc, dining kitchen and lounge with French doors leading out to the rear garden. To the first floor can be found the two double bedrooms and the house bathroom.. To the front is off-street parking for two cars and an electric car charging point. The rear garden is lawned, graveled and paved with fenced boundaries which provide a high degree of privacy. The garden benefits from valley views making it perfect for 'al fresco' dining during the summer.

Located within this sought after part of Apperley Bridge the property is well positioned for access to several highly regarded primary and secondary schools, a wide range of amenities, a train station and the aforementioned picturesque walks.

## Features

- FAR REACHING VIEWS • MODERN STONE HOME • REMAINDER OF BUILDERS GUARANTEE • CLOSE TO CANAL AND TRAIN STATION • SUPERBLY PRESENTED • IDEAL FIRST TIME BUYER HOME • HUNTERS 360 TOUR • IDEAL BUY TO LET INVESTMENT