

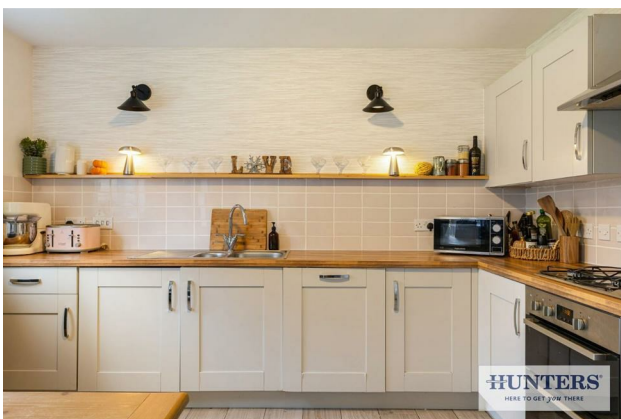
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46 Brompton Drive, Bradford, BD10 0DQ

Asking Price £425,000

Property Images



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Approximate Floor Area = 123.9 sq m / 1334 sq ft
Garage = 21.2 sq m / 228 sq ft
Total = 145.1 sq m / 1562 sq ft

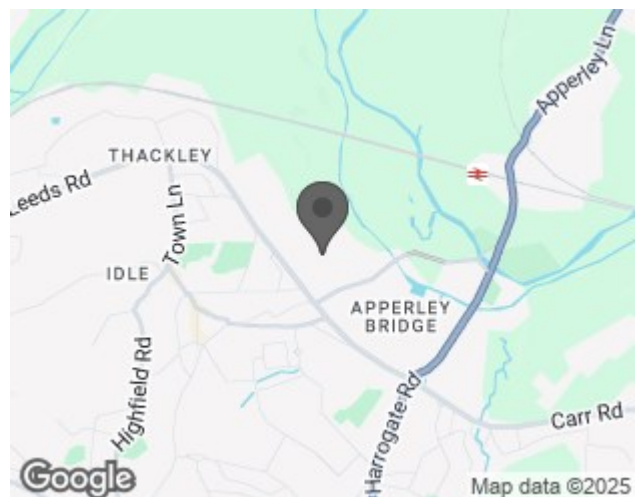


This floor plan has been drawn in accordance with RICS Property Measurement 2nd edition.
All measurements, including the floor area, are approximate and for illustrative purposes only. @fourwalls-group.com #100533

EPC

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		93
(81-91) B	84	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Map



Details

Type: House - Detached Beds: 4 Bathrooms: 2 Receptions: 2 Tenure: Freehold

Summary

Situated within a peaceful cul-de-sac on a highly sought-after development, this modern stone-built detached family home combines contemporary comfort with a superb location and delightful open views. Designed with family living in mind, the property offers spacious and well-planned accommodation throughout.

The welcoming entrance hall provides access to a guest WC and leads through to a bright and generously proportioned sitting room featuring a charming bay window that floods the space with natural light. To the rear, the stylish dining kitchen is fitted with a range of modern units and offers ample space for both cooking and entertaining. From here, doors open directly onto the rear garden, creating a seamless flow between indoor and outdoor living. The ground floor is completed by an integral garage, ideal for additional storage or conversion potential (subject to any necessary consents).

To the first floor, the master bedroom benefits from an en-suite shower room, while three further double bedrooms provide plenty of space for family members or guests. The main house bathroom is well-appointed with a modern suite and complementary tiling.

Externally, the property enjoys off-street parking to the front and an enclosed rear garden, laid mainly to lawn, offering a safe and private area for relaxation and play.

Perfectly positioned for convenience, the home is within easy reach of local shops, well-regarded schools, and everyday amenities. Excellent transport links are nearby, including a train station providing easy access to surrounding towns and cities. The scenic Leeds and Liverpool Canal is also just a short stroll away, ideal for leisurely walks or cycling.

This beautifully presented home offers an excellent opportunity for families seeking modern living in a desirable and well-connected location.

Features

- DETACHED FAMILY HOME • MASTER SUITE AND A FURTHER THREE DOUBLE BEDROOMS • INTEGRAL GARAGE • CUL DE SAC POSITION • SUPERBLY PRESENTED • GUEST WC • LANDSCAPED GARDENS • LOVELY VIEWS • CLOSE TO CANAL AND TRAIN STATION