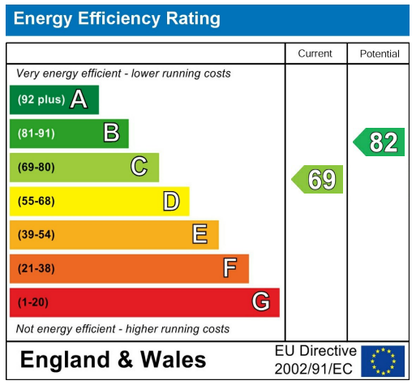
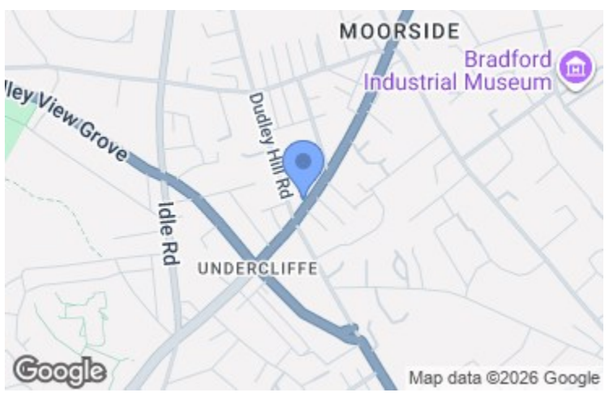










Viewing arrangements

Strictly by appointment through WW Estates
01274 627444
sales@wwestateagents.com

Directions

See Mapping.

Harrogate Road, Bradford, BD2 3HA
Offers In The Region Of £89,995

359 - 361 Idle Road, Bolton Junction, Bradford, BD2 2AH | 01274 627444 | sales@wwestateagents.com | www.wwestateagents.com

IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

Harrogate Road, Bradford, BD2 3HA

1 2 2

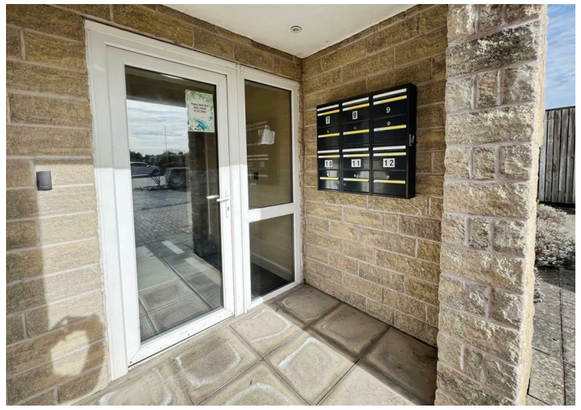
** 2 BEDROOMS ** TOP FLOOR APARTMENT ** NO ONWARD CHAIN ** 2 BATHROOMS ** DOUBLE GLAZING & ELECTRIC HEATING ** EXCELLENT TRANSPORT LINKS ** POTENTIAL BUY TO LET INVESTMENT ** Nestled on Harrogate Road in Bradford, this charming second-floor flat presents an excellent opportunity for first-time buyers, young professionals, and buy-to-let investors. The property boasts a well-designed layout, featuring two spacious bedrooms and two bathrooms, making it both practical and comfortable with the benefit of well-maintained communal gardens and a dedicated parking space.

Upon entering, you are welcomed by a communal entrance equipped with an intercom system, leading to a staircase that guides you to the apartment. The inner hallway is thoughtfully designed with built-in storage cupboards, including a utility cupboard with plumbing for a washing machine.

The main living area offers modern open plan living with a modern kitchen fitted comprising wall and base units, an electric oven and hob, and space for a fridge freezer, along with an integral dishwasher. The lounge area is finished with carpeted flooring and neutral decor and is fitted with two electric heaters and a Juliette balcony.

The main double bedroom is equipped with electric heating, a double glazed window to the front aspect and its own en-suite, which includes a shower, WC, and wash hand basin. The second double bedroom, with a window to the rear, also benefits from electric heating, carpeted flooring and neutral décor. The main bathroom is part-tiled and features a bath and shower over, a WC, and wash hand basin.

Conveniently located close to local amenities and excellent transport links, this property is offered to the market with no onward chain, making it an ideal choice for those looking to move in swiftly. Don't miss the chance to make this lovely flat your new home or investment.















Fixtures & fittings
Two Bedroom Top Floor Apartment Ideal For First Time Buyers, Young Professionals & Buy To Let Investors Alike...

Rating authority
Borough Council Tax Band A

Services
INDEPENDENT MORTGAGE ADVICE AVAILABLE. HOME MOVERS - FIRST TIME BUYER - RE-MORTGAGES, INVESTORS & PROTECTION ETC. WW Estates introduce to Altogether Financial Solutions Ltd, who are authorised and regulated by the Financial Conduct Authority.

Tenure
Leasehold