



16 Raeburn Drive, Bradford

Bradford

£299,995

RIGHT HOUSE

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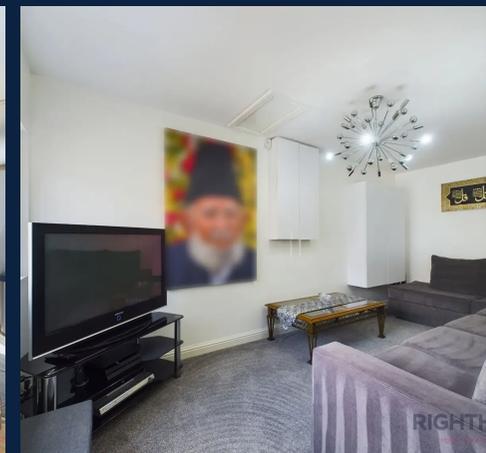
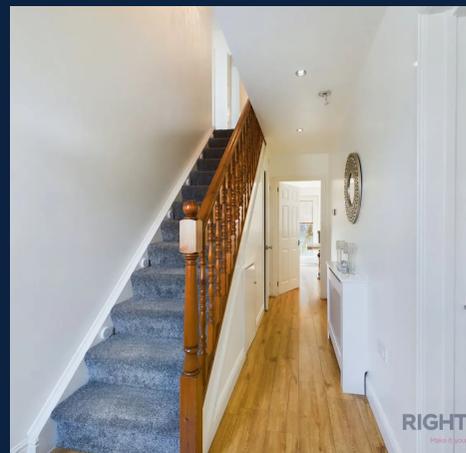
Bradford, Bradford

Righthaus are proud to offer ****VERY WELL PRESENTED ****4 BEDROOM****2 RECEPTION ROOM****DETACHED**** property situated in the popular residential location of Wibsey Location. The property benefits from 4 BEDROOMS, ENSUITE, 2 RECEPTION ROOMS, DOUBLE GLAZING and GAS CENTRAL HEATING.

Council Tax band: E

Tenure: Freehold

- DETACHED HOUSE
- FOUR BEDROOMS
- EUNSUITE AND WALK IN WARDROBE
- DRIVEWAY
- POPULAR BD6 LOCATION
- WELL MAINTAINED
- DOUBLE GLAZING THROUGHOUT
- GAS CENTRAL HEATING



Lounge

16' 10" x 8' 1" (5.13m x 2.47m)

The lounge benefits from gas central heating and double glazing.

Lounge 2

16' 8" x 10' 2" (5.08m x 3.11m)

The lounge benefits from gas central heating, gas fire and double glazing. Giving access to the dining kitchen.

Kitchen and Dining Area

11' 8" x 25' 10" (3.56m x 7.87m)

Open style with the dining area. The kitchen has an array of wall and base units as well as a good amount of workspace, 1 bowl sink unit with drainer, gas hob, electric cooker, plumbing for an electric washing machine, gas central heating and double glazing. French doors giving access to the rear garden.

WC

7' 1" x 2' 7" (2.16m x 0.78m)

W.C. comprising of 2 piece suite including low level W.C. and pedestal hand basin. Also benefitting gas central heating and double glazing.

Hallway

14' 10" x 6' 0" (4.53m x 1.83m)

Giving access to both lounges. W.C. and dining kitchen.





Master Bedroom

15' 1" x 10' 3" (4.61m x 3.13m)

Modern decor and carpet. Benefitting gas central heating, Ensuite, walk in wardrobe and double glazing.

Ensuite

5' 8" x 8' 8" (1.72m x 2.63m)

Tiled Ensuite bathroom comprising of 3 piece suite including low level W.C., pedestal hand basin and large corner shower cubicle. Also benefitting gas central heating and double glazing.

Walk in Wardrobe

6' 5" x 6' 4" (1.95m x 1.93m)

Benefitting from gas central heating and double glazing. Giving access to master bedroom and Ensuite.

Bedroom 2

13' 10" x 8' 5" (4.21m x 2.57m)

The bedroom has modern decor and carpet. Benefitting from gas central heating and double glazing.

Bedroom 3

10' 1" x 8' 8" (3.08m x 2.64m)

The bedroom has modern decor and carpet. Benefitting from gas central heating and double glazing.

Bedroom 4

10' 2" x 7' 11" (3.1m x 2.42m)

The bedroom has modern decor and carpet. Benefitting from gas central heating and double glazing.

4 Piece Bathroom

10' 5" x 8' 8" (3.17m x 2.63m)

Part tiled family bathroom comprising of 4 piece suite including panelled bath, low level W.C., pedestal hand basin and large corner shower cubicle. Also benefitting gas central heating and double glazing.

Landing

7' 10" x 6' 4" (2.39m x 1.92m)

Giving access to all bedrooms and family bathroom



FRONT GARDEN

Large driveway capacity for 3 cars. Low maintenance artificial grassed area with border line planting area. Gated access to the rear garden.

REAR GARDEN

Enclosed rear garden with artificial grassed area.

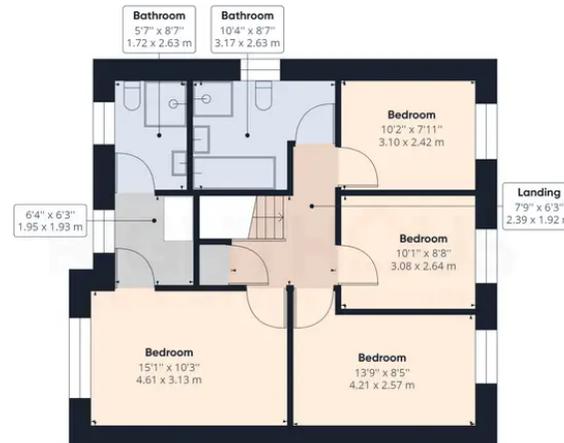
ON DRIVE

3 Parking Spaces





Floor 0



Floor 1

Approximate total area⁽¹⁾

1362.06 ft²

126.54 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360

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