

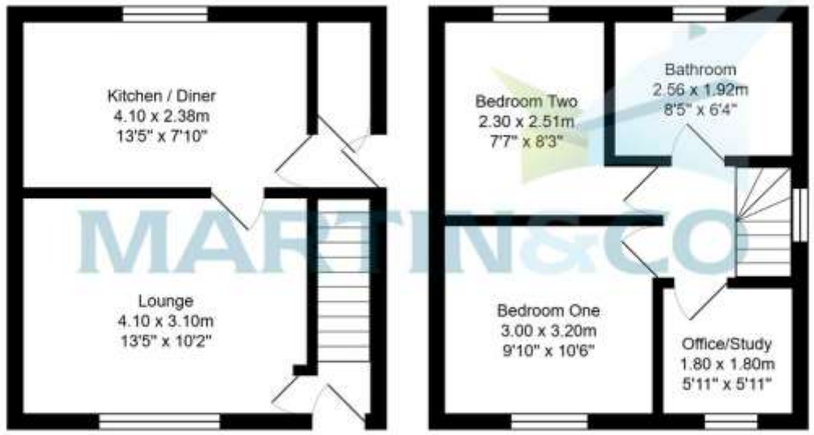

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The Property Ombudsman

Accuracy: References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs including but not limited to carpets, fixtures and fittings are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. No person in the employment of the agent has any authority to make any representation about the property, and accordingly any information given is entirely without responsibility on the part of the agents, seller(s) or lessors(s). Any property particulars are not an offer or contract, nor form part of one. **Sonic / laser Tape**: Measurements taken using a sonic / laser tape measure may be subject to a small margin of error. **All Measurements:** All Measurements are Approximate. **Services Not tested:** The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor.

Broster Avenue, Braithewaite, BD22

£125,000 Freehold

Two Bedroom Semi-Detached

EPC Rating: D

Martin & Co Keighley
4 North Street ● ● Keighley ● BD21 3SE
T: 01535 669588 ● E: keighley@martinco.com

01535 669588
http://www.martinco.com

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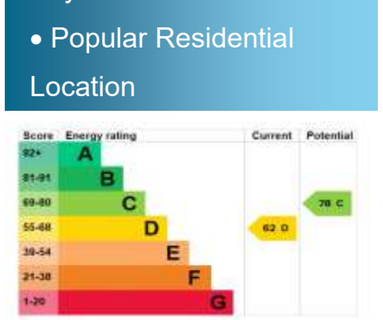
Broster Avenue
Keighley
BD22

Key features:

- 2 Bedroom Semi-Detached
- Further Office/Study Room
- NO CHAIN
- Large Plot
- Driveway & Garage
- In Need Of Renovation Throughout
- Perfect For First Time Buyers & Investors
- Popular Residential Location





Why you'll like it

Offered for sale with no onward chain, this two-bedroom semi-detached home on Broster Avenue presents an opportunity for buyers seeking a full renovation project. With gardens, a separate office/study and substantial potential to extend, subject to planning permission, the property offers scope to create a home tailored to a buyer's requirements.

The lounge has a large window overlooking the garden and a feature fireplace. The separate kitchen is currently fitted with wall and base units, work surfaces and space for appliances and a small dining table. The accommodation requires comprehensive modernisation, allowing buyers to reconsider the fittings, finishes and use of space.

There are two bedrooms, together with a further room suitable for use as an office or study. The shower room is fitted with an enclosed shower, wash basin and WC.

Outside, lawned gardens and paved areas provide space for planting and outdoor seating. The land alongside the house is a particular feature, offering potential to enlarge the accommodation, subject to the necessary planning permission and approvals.

Requiring full renovation throughout, this property will appeal to buyers looking for a project with the flexibility to improve and potentially extend. The absence of an onward chain adds to the opportunity.

PLEASE NOTE SUBJECT TO GRANT OF PROBATE















