



## 10 Windmill Hill, Wibsey, Bradford, BD6 3BB

£127,500

- Stone-built two/three-bedroom through terrace
- Modern bathroom with separate shower
- Lounge with fireplace and vintage-style radiator
- Attic room – ideal as guest bedroom or home office
- Fitted kitchen, integrated appliances, Butler sink
- Front and rear gardens and ample parking

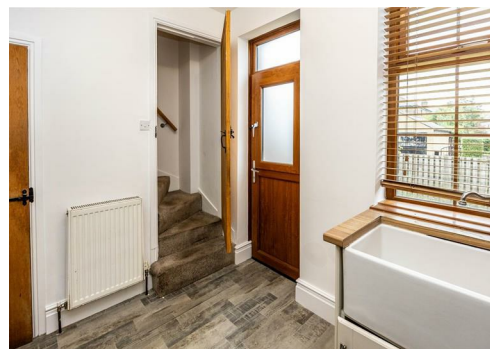
# 10 Windmill Hill, Bradford BD6 3BB

Two Bedroom Stone-Built Mid Terrace – Ideal for First-Time Buyers or Investors

This well-presented stone-built through terrace offers generous accommodation and excellent access to local schools, shops, and commuter routes. Featuring gas central heating, double glazing, and gardens to both front and rear, this home provides great potential for first-time buyers or those seeking a solid buy-to-let investment.



Council Tax Band: A



## Ground floor

The property opens with a welcoming entrance vestibule, leading into a spacious lounge complete with an attractive feature fireplace and a stylish period-style radiator, creating a warm and inviting living space.

To the rear sits the kitchen, fitted with a range of modern wall and base units, a classic Butler sink, tiled splashbacks, integrated oven and hob with extractor, and plumbing for a washing machine. The rear door opens on to the back garden space.

## First floor

Upstairs, the first floor offers a comfortable double bedroom with fitted wardrobes, an additional occasional room providing access to the upper level.

There's a modern bathroom fitted with a white three-piece suite including a bath with separate shower cubicle, wash basin, and WC.

The attic level is currently utilised as a further bedroom and benefits from a Velux window that brings in plenty of natural light, making it an ideal guest room, home office, or hobby space.

## Externally

There are gardens to both front and rear, offering space for outdoor seating or planting. Accessed on a private road, there is ample on street parking directly outside the property.

## Other benefits

The doors and windows are in very good order.

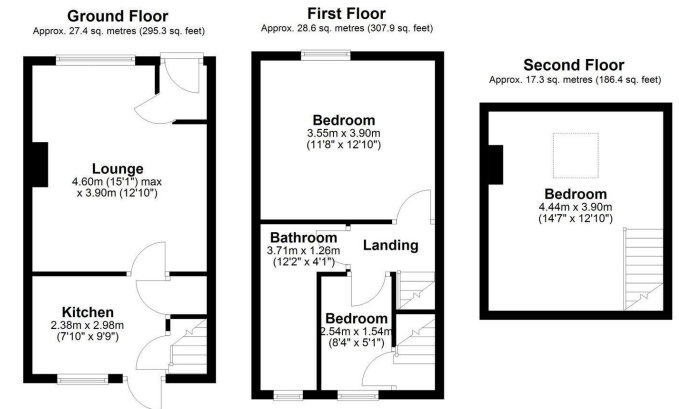
Early viewing is highly recommended to fully appreciate the size, character, and potential of this property.

## Agent Notes & Disclaimer

The information provided on this property does not constitute or form part of an offer or contract, nor may it be regarded as representation. All interested parties must verify accuracy and your solicitor must verify tenure/lease information, fixtures & fittings and, where the property has been extended/converted, planning/building regulation consents. All dimensions are approximate and quoted for guidance only as are floor plans which are not to scale, and their accuracy cannot be confirmed. Reference to appliances and/or services does not imply that they are necessarily in working order or fit for the purpose.







Total area: approx. 73.3 sq. metres (789.5 sq. feet)

