



The Printworks (s)

Bingley Road, Bradford, BD9 6FH

Asking Price £125,000



This well-presented one-bedroom flat is available for sale within The Printworks development in BD9, offering comfortable and convenient living close to a range of local amenities and excellent transport links.

The property is in good condition throughout and features an open-plan kitchen and living area, providing a practical and versatile space for cooking, dining and relaxing. The layout includes one double bedroom, a modern shower room and a separate reception area, making it well suited to professionals, couples or students seeking a thoughtfully arranged home. A further benefit is the inclusion of parking, a valuable feature in this location. The property also boasts an EPC rating of B and falls within Council Tax Band B.

Ideally situated in Bradford, the flat offers easy access to nearby shops, cafés and everyday conveniences, while Bradford city centre is within close reach for a wider selection of retail, dining and leisure options. The surrounding area also offers a variety of parks and green spaces, perfect for outdoor activities and relaxation.

The location is particularly well connected for commuters. Regular bus services operate nearby, while both Bradford Forster Square and Bradford Interchange railway stations provide direct links to Leeds, Skipton,



Hallway

Livingroom/Kitchen 18'9" x 7'3" (5.73 x 2.22)

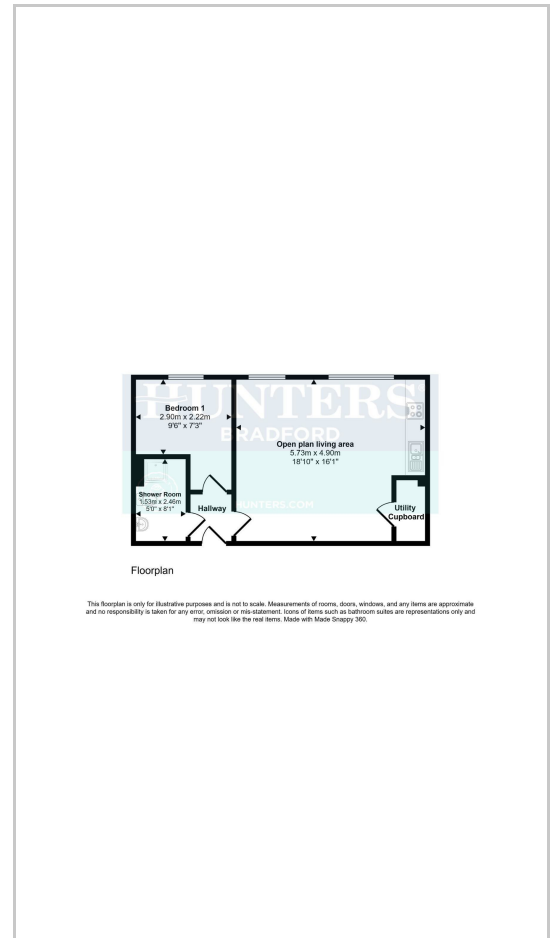
Bedroom 9'6" x 7'3" (2.90 x 2.22)

Shower Room 5'0" x 8'0" (1.53 x 2.46)

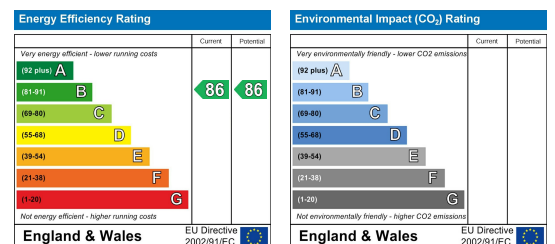
Area Map



Floor Plans



Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

2 Wakefield Road, Bradford, BD4 7AT

Tel: 01274 393955 Email: bradford@hunters.com <https://www.hunters.com>