







Byron Halls, Byron Street, Barkerend, Bradford, West Yorkshire, BD3 0AF

- ** NO CHAIN ** - FOR BOTH FIRST TIME BUYERS AND INVESTORS
- OPEN PLAN RECEPETION ROOM / KITCHEN
- THREE PIECE BATHROOM
- EXPOSED BRICK FEATURES
- EPC RATING GRADE D
- ONE BEDROOM APARTMENT
- MEZZANINE BEDROOM
- PARKING ONSITE
- COUNCIL TAX BAND B
- CLOSE TO LOCAL AMENITIES, SCHOOLS, TRANSPORT LINKS TO BRADFORD AND THE M62 MOTORWAY NETWORK

Offers In The Region Of £40,000

Tenure: Leasehold

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DESCRIPTION

*** NO CHAIN - IDEAL FIRST TIME BUYERS AND INVESTORS ***

Nestled in the heart of Byron Street, Bradford, this charming one-bedroom flat is a gem waiting to be discovered by both first time buyers and investors.

LEASEHOLD TERM- 125 years from 1 January 2003

Annual Ground Rent £2505.56
Annual Service Charge £291.11

Although being sold vacant, the property is was previously tenanted at £500 PCM, this apartment offers a seamless blend of modern living and industrial chic.

As you step inside, you are greeted by an entrance leading to an inviting open-plan reception room and kitchen, perfect for entertaining guests or simply relaxing after a long day. The mezzanine bedroom adds a touch of uniqueness to the property, creating a cosy and private space to unwind.

The three-piece bathroom provides convenience and comfort, while the onsite parking ensures you never have to worry about finding a space after a busy day. The exposed brick features add character and charm to the flat, giving it a trendy and stylish vibe.

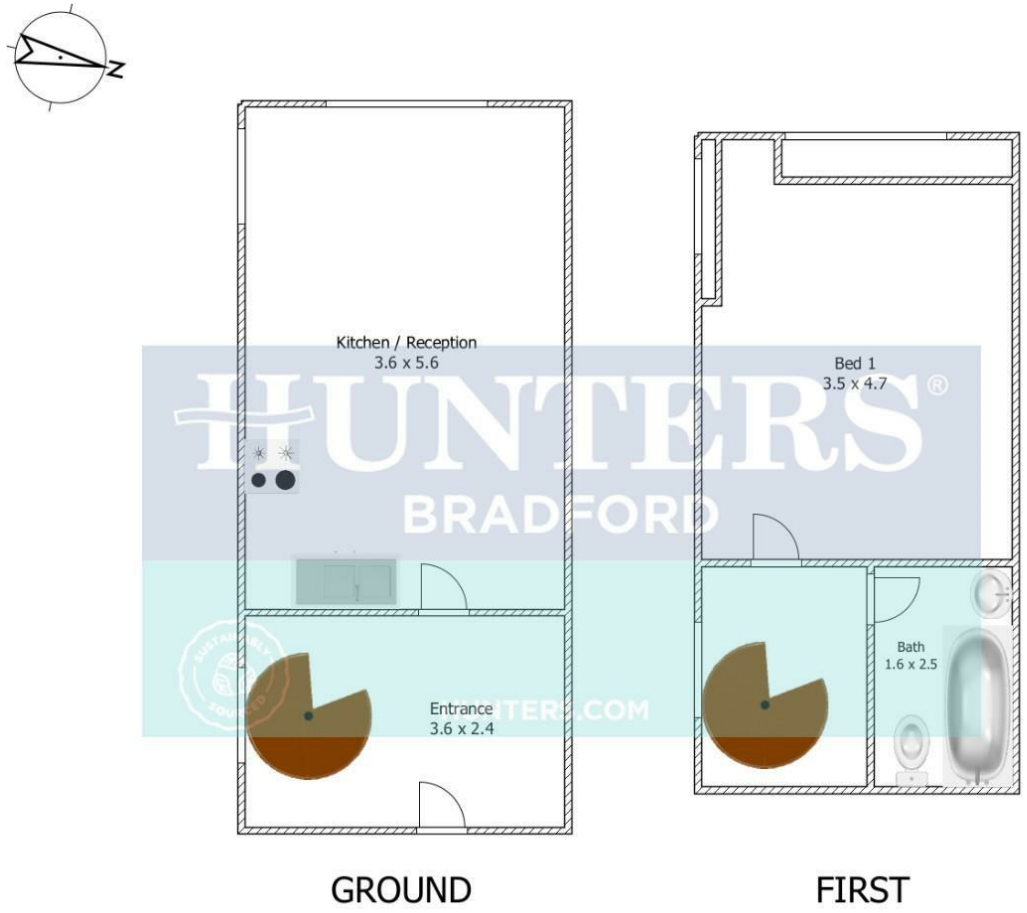
Situated in Council Tax Band B with an EPC rating grade D, this property is not only aesthetically pleasing but also practical and efficient. Its proximity to local amenities, schools, and excellent transport links to Bradford and the M62 motorway network make it an ideal choice for those seeking convenience and connectivity.

Don't miss out on this fantastic opportunity to own a piece of urban paradise in Bradford.

Book a viewing today and let this flat captivate you with its unique charm and potential.







Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of rooms and scaling of doors/windows/utilties/appliances/fittings are approximate and no responsibility will be taken for any error, omission, or misrepresentation. This plan is for illustrative purposes only and should be used as such by any prospective buyer.

(Dimensions in metres)

Viewing

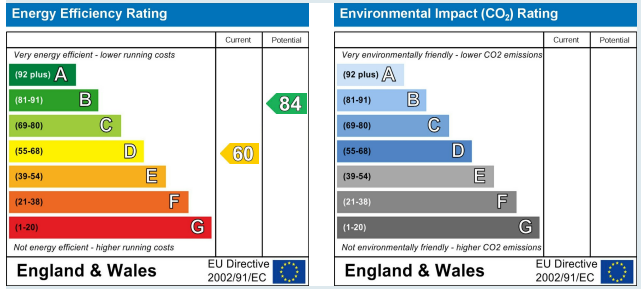
Please contact our Hunters Bradford Office on 01274 393955 if you wish to arrange a viewing appointment for this property or require further information.

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Council Tax: B

ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



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

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