



**Back Lane, Queensbury Bradford BD13 1HB**

**welcome to**

**Back Lane, Queensbury Bradford**

One/two bedroom dormer bungalow in need of a little TLC. Lots of opportunity to add value. A handy occasional room offers flexibility to be used as a second bedroom, office or dining room.



### **Entrance Porch**

Stone built side porch with UPVC door.

### **Lounge**

14' 3" into bay x 8' 9" plus doorway ( 4.34m into bay x 2.67m plus doorway )

With UPVC window providing spectacular views.

### **Occasional Room**

10' 10" at widest x 10' 9" ( 3.30m at widest x 3.28m )

With access to conservatory and stairs.

### **Kitchen**

6' 8" x 9' 6" ( 2.03m x 2.90m )

Fitted kitchen with a range of wall and base units incorporating stainless steel sink and drainer.

### **Conservatory**

8' 6" x 15' 7" ( 2.59m x 4.75m )

### **Bedroom One**

16' 2" x 14' 2" ( 4.93m x 4.32m )

Located on the first floor with dormer window and gable end window providing amazing views.

### **Shower Room**

Comprises of shower cubicle, wash hand basin and w/c.

### **Outside**

Tiered garden, access via stone steps to the front and rear.



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## **Back Lane, Queensbury Bradford**

- One/two bedroom
- Dormer bungalow
- Conservatory
- Provides amazing views
- Offers over £140,000

Tenure: Freehold EPC Rating: D  
Council Tax Band: B

offers over  
**£140,000**



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
BDF115907 - 0005

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