



## Rush Croft, Thackley, Bradford, BD10 8WN

- 3 Bedrooms
- Views to Rear
- Superbly Presented
- 2 Reception Rooms
- Garden with Patio and Bar
- Viewing Advised

**Asking Price £345,000**



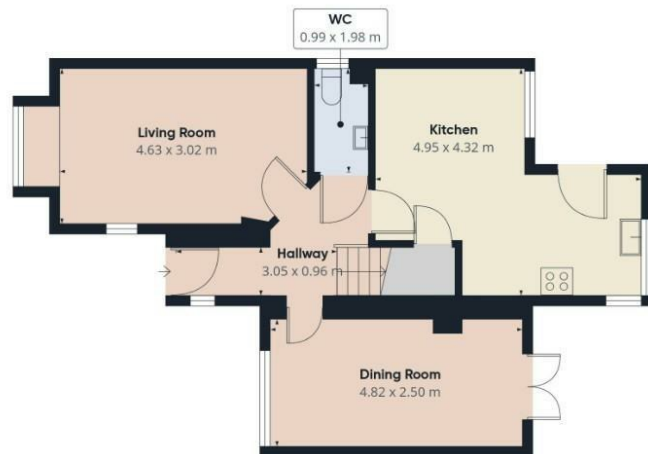
# Rush Croft, Thackley, Bradford, BD10 8WN

## DESCRIPTION

Book A Viewing Today at Rush Croft - A beautifully presented modern detached home occupying a pleasant position within the highly sought-after Cote Farm development in Thackley.







Floor 0



Floor 1



Approximate total area<sup>(1)</sup>  
93.5 m<sup>2</sup>

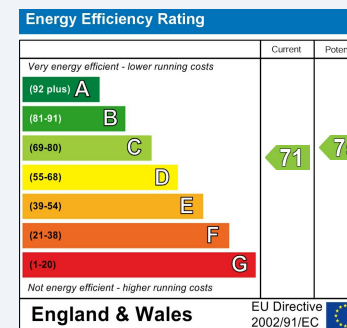
(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360

## 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 by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

### Viewings

Please contact [shipleyp@hunters.com](mailto:shipleyp@hunters.com), if you wish to arrange a viewing appointment for this property or require further information.

### Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.



7-9 Briggate, Shipley, BD17 7BP  
Tel: 01274 594040 Email: [shipleyp@hunters.com](mailto:shipleyp@hunters.com) <https://www.hunters.com>

