



## Holmefield View

Bradford, BD4 0TJ

Offers In The Region Of £170,000



This three-bedroom semi-detached house is \*\*for sale\*\* in a sought-after residential area of Bradford, offering convenient access to local amenities, schools and green spaces.

The property provides a separate reception room, a kitchen and a family bathroom, together with three bedrooms, including two doubles and one single. Externally, there is off-street parking, a single detached garage and a garden, offering useful outdoor and storage space.

The location places you within easy reach of everyday facilities, including local shops, supermarkets and services found in the surrounding BD4 area and on nearby local high streets. Families benefit from access to nearby schools, with both primary and secondary education options available within the locality.

There are several green spaces and nearby parks in the wider area, providing opportunities for walks, play areas and outdoor recreation.



## GROUND FLOOR

Hallway

Living Room 11'1" x 13'6" (3.40 x 4.13)

Kitchen 14'1" x 9'8" (4.30 x 2.97)

## FIRST FLOOR

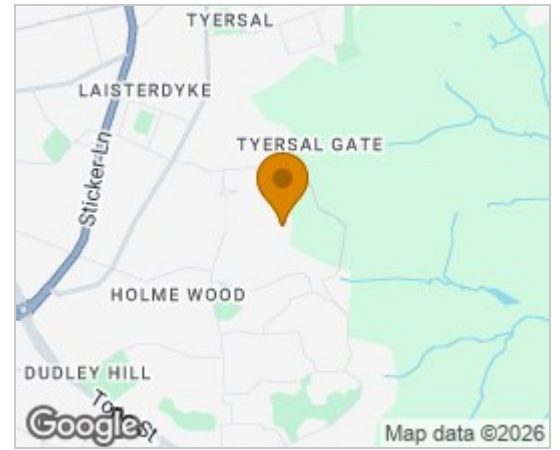
Bedroom One 14'3" x 8'1" (4.36 x 2.47)

Bedroom Two 6'10" x 8'7" (2.10 x 2.64)

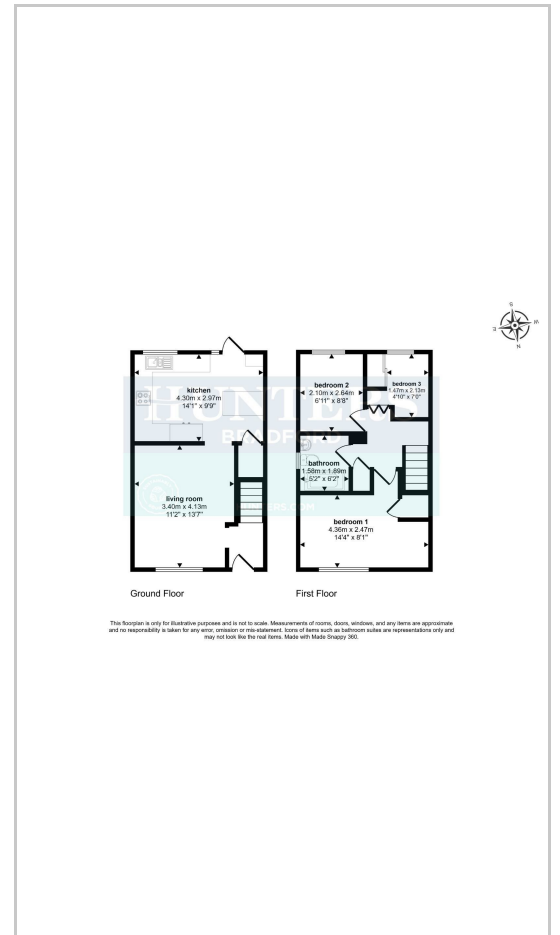
Bedroom Three 4'9" x 6'11" (1.47 x 2.13)

Family Bathroom 5'2" x 6'2" (1.58 x 1.89)

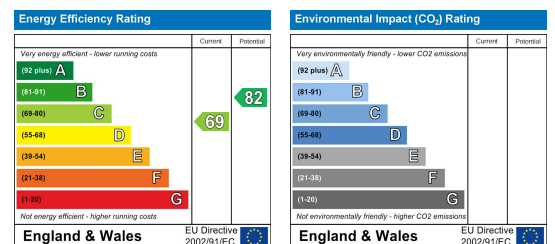
## Area Map



## 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.

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