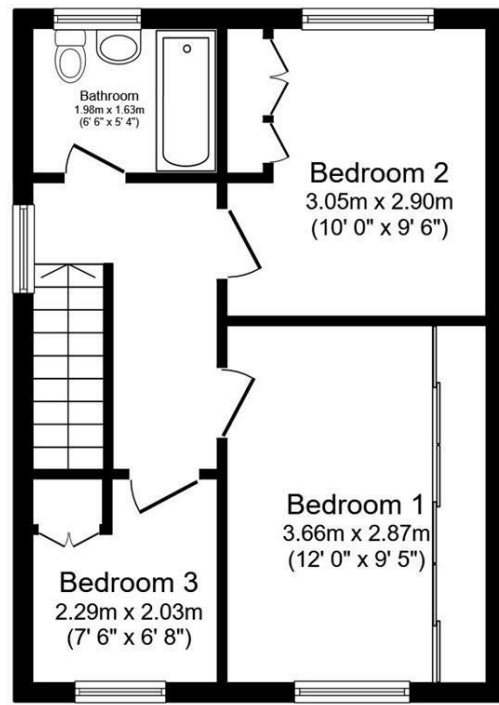


Ground Floor

Floor area 37.2 sq.m. (400 sq.ft.)



First Floor

Floor area 37.2 sq.m. (400 sq.ft.)

Total floor area: 74.4 sq.m. (801 sq.ft.)

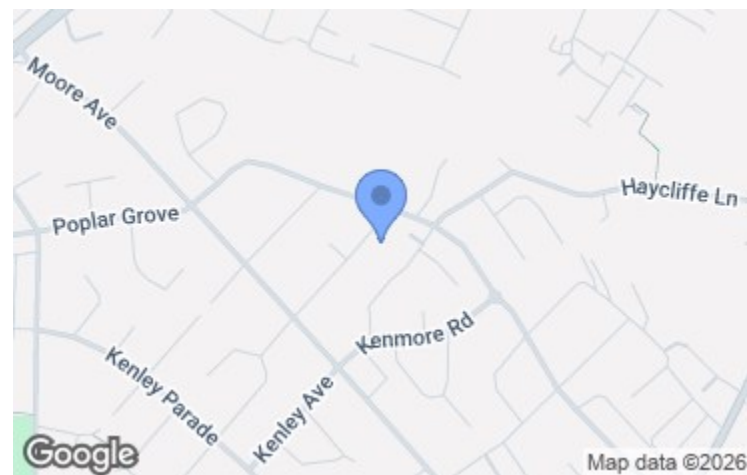
This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			83
(81-91) B			
(69-80) C			
(55-68) D		56	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Viewing arrangements

Strictly by appointment through WW Estates
 01274 693737
 wibsey@wwestateagents.com



Directions

See mapping.



Poplar Road, Bradford, BD7 4JB

£200,000

5 - 7 Beacon Road, Wibsey, Bradford, BD6 3HB | 01274 693737 | wibsey@wwestateagents.com | www.wwestateagents.com

IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.



Poplar Road, Bradford, BD7 4JB

 2  3  1

No Onward Chain *** Two Reception Rooms
*** Three Bedrooms *** Garage And Driveway
*** Potential To Extend STPP. Located on the desirable Poplar Road in Bradford, this charming semi-detached house offers a perfect blend of comfort and convenience. With no onward chain, this property is an excellent opportunity for those looking to settle in a sought-after area.

Upon entering, you are welcomed by a spacious entrance hall that leads into a bright and airy lounge. The open archway connects the lounge to the dining room, which features French doors that open out to the rear garden, creating a seamless flow between indoor and outdoor living. The kitchen is well-equipped with fitted wall and base units, a free-standing cooker, and an extractor hood, along with space for your appliances.

The property boasts three generously sized bedrooms, each fitted with wardrobes, providing plenty of storage space. The modern family bathroom is designed for both style and

functionality, featuring a bath with a shower over, a low-level WC, and a vanity hand wash unit.

Outside, the property is complemented by a block-paved driveway that accommodates parking for many vehicles, leading to a garage for additional storage or vehicle space. The front and rear gardens offer a delightful outdoor area for relaxation or entertaining.



Train
your text here



Primary School
your text here



Secondary School
your text here

Fixtures & fittings

Spacious three bedroom semi-detached house in highly desirable location being sold with no onward chain.

Rating authority
Borough Council Tax Band C

Services

INDEPENDENT MORTGAGE ADVICE AVAILABLE. HOME MOVERS - FIRST TIME BUYER - RE-MORTGAGES, INVESTORS & PROTECTION ETC. WW Estates introduce to Altogether Financial Solutions Ltd, who are authorised and regulated by the Financial Conduct Authority.

Tenure
Freehold