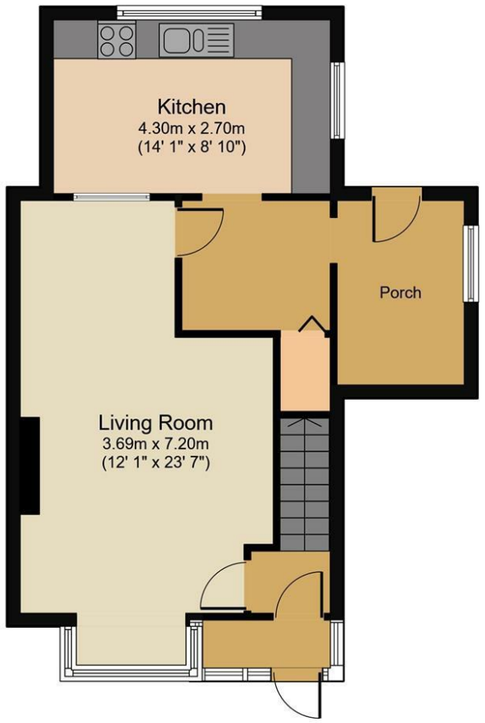
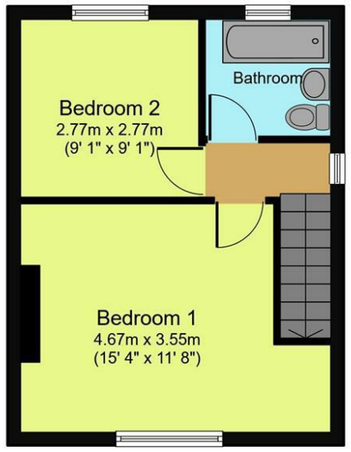


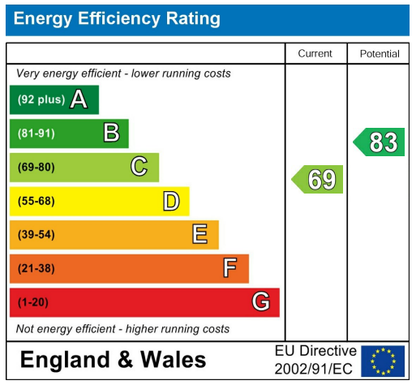
Ground Floor

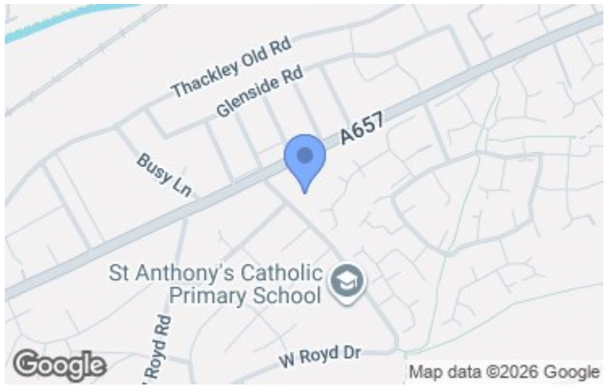


First Floor

Created using Vision Publisher™











Viewing arrangements

Strictly by appointment through WW Estates
01274 627444
sales@wwestateagents.com

Directions

see mapping

Dale Grove, Bradford, BD10 8UL
Offers In The Region Of £210,000

359 - 361 Idle Road, Bolton Junction, Bradford, BD2 2AH | 01274 627444 | sales@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.

Dale Grove, Bradford, BD10 8UL

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** SEMI DETACHED ** EXTENDED ** AMPLE ROOM TO EXTEND FURTHER(SUBJECT TO PP) ** 2 BEDROOMS ** MODERN KITCHEN & BATHROOM ** OVER SIZED DOUBLE GARAGE ** PARKING FOR MULTIPLE VEHICLES ** K-RENDERD 2021 ** QUIET CUL-DE-SAC ** CLOSE TO GOOD SCHOOLS AND LOCAL AMENITIES **

This two bedroom semi detached property offers spacious accommodation finished to a high standard throughout. Situated at the head of a quiet cul-de-sac occupying a generous corner plot which certainly holds the potential for further extension (subject to planning consent) The property is located in a popular residential location close to a wealth of amenities reputable schools & handily positioned close to transport links making it an ideal base for commuting.

The accommodation briefly comprises: entrance vestibule, spacious lounge benefiting from a living flame fire housed in a feature surround, large bay window allowing lots of natural light to flow in complemented by light modern décor. The modern fitted kitchen consists of a range of Shaker Style base & wall units complimentary worksurfaces, with panelled walls. Integrated oven & hob with over head extractor, plumbed for a washing machine/dryer & space to house a large fridge freezer. Side entrance porch cleverly adapted to be used as a breakfast bar area providing additional seating.

The two bedrooms are situated on the first floor alongside the family bathroom, the master is a spacious double & the second a generous single. The luxury family bathroom consists of a three piece suite in white with chrome fittings, over bath shower & finished with travertine floor to ceiling tiles. Drop down ladder to Insulated and boarded loft.

Externally the property benefits from a lengthy driveway leading to a double garage, large garden to the rear with a good sized lawn area, attractive covered concrete patio base with pagoda & storage shed with mains power. Outside water and mains power.















Fixtures & fittings

This is an extended 2 bedroom semi detached property on an enviable plot, including a 12 x 7m garage, in a quiet cul-de-sac, and being close to good schools and local amenities.

Rating authority

Borough Council Tax Band B

Services

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

Tenure

Freehold