



Friar Court, Bradford BD10 8DN

welcome to

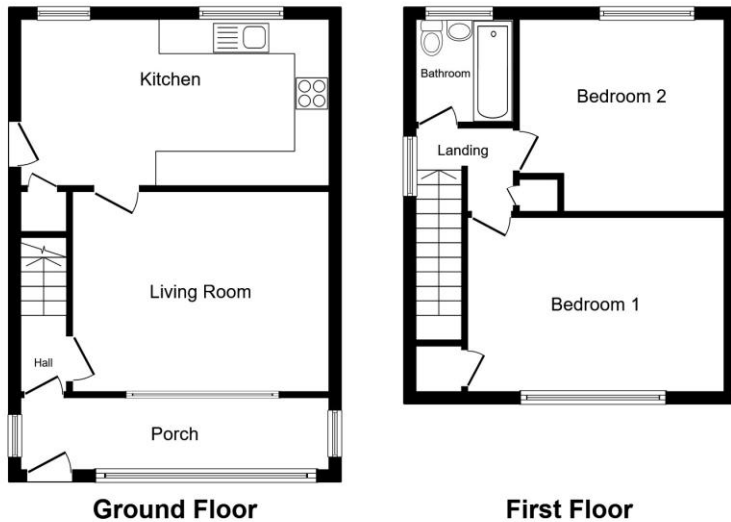
Friar Court, Bradford

This two-bedroom semi-detached property is situated in the BD10 area. Located in a convenient residential area close to local amenities, schools, and transport links. While the property requires some modernisation and improvement, it presents a great opportunity. Double glazing and central heating.



This two-bedroom semi-detached property is situated in the BD10 area and offers excellent potential for buyers looking to put their own stamp on a home. The accommodation briefly comprises a porch, living room and kitchen to the ground floor, with two bedrooms and a bathroom upstairs.

Externally, the property benefits from front and rear gardens, providing good outdoor space, along with a gated driveway. Located in a convenient residential area close to local amenities, schools, and transport links. While the property requires some modernisation and improvement, it presents a great opportunity. Double glazing and central heating.



Total floor area 77.0 m² (829 sq.ft.) approx
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 orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form 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



Porch

Living Room

14' 5" x 11' 10" (4.39m x 3.61m)

Kitchen

17' 6" x 8' 8" (5.33m x 2.64m)

Bedroom One

14' 5" x 10' (4.39m x 3.05m)

Bedroom Two

11' x 11' 9" (3.35m x 3.58m)

Bathroom

Exterior



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Friar Court, Bradford

- Semi detached home
- Two bedrooms
- Gated driveway
- Great opportunity
- Front and rear garden space

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

£130,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
SHP111325 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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