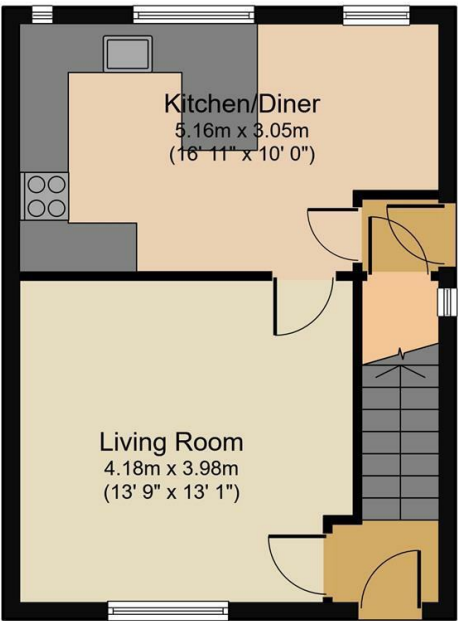
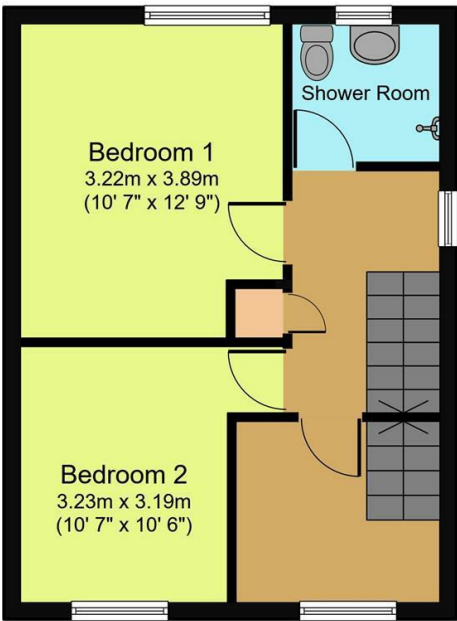
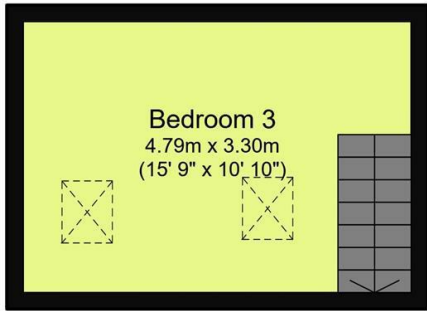




Ground Floor



First Floor



Second Floor

Created using Vision Publisher™



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

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	



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.



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£190,000 Freehold

End Townhouse ** 3 Bedrooms ** Modern Dining Kitchen ** Wet Room ** Ample Off Road Parking ** Log Burner ** D/Glazed & C/Heated ** Front, Side & Rear Garden ** This well presented home offers a perfect blend of comfort and convenience. With 3 spacious bedrooms, this property is ideal for families or those seeking extra space.

The home features a well-appointed reception lounge with open chimney breast, inset log burner on stone hearth and brick mantel, the picture window allows the natural light to flow, light painted walls with grey ash laminate floor. The dining kitchen has a range of Ivory base & wall units with a solid wood butchers block worktops with inset Belfast sink, Integrated brushed chrome double oven, gas hob with over extraction chimney, recessed LED lighting, breakfast bar & dining area, plumbed for washer, dishwasher and space for fridge/freezer.

3 Good sized bedrooms with light decor & carpet flooring, bedroom 1 has Velux windows and air conditioning. The fully tiled wet room, complete with an electric shower, floating pedestal sink, and W.C. all designed with non-slip flooring for safety and ease of use.

Double-glazed windows and composite door ensure warmth and security throughout the home, while central heating keeps the atmosphere cosy during the colder months.

Outside, the property has ample off-road parking for several vehicles, making it convenient for families or guests. The gardens, which encompass the front, side, and rear of the

house, are landscaped, showcasing an Indian stone patio and stone crazy paving, perfect for outdoor gatherings or simply enjoying the fresh air. Timber fencing provides privacy and a sense of seclusion.

Located close to local amenities and reputable schools, this home is not only ready to move into but also offers a lifestyle of ease and accessibility. Whether you are a first-time buyer or looking to settle into a family-friendly neighbourhood, this end town house in Baildon is a wonderful opportunity.

