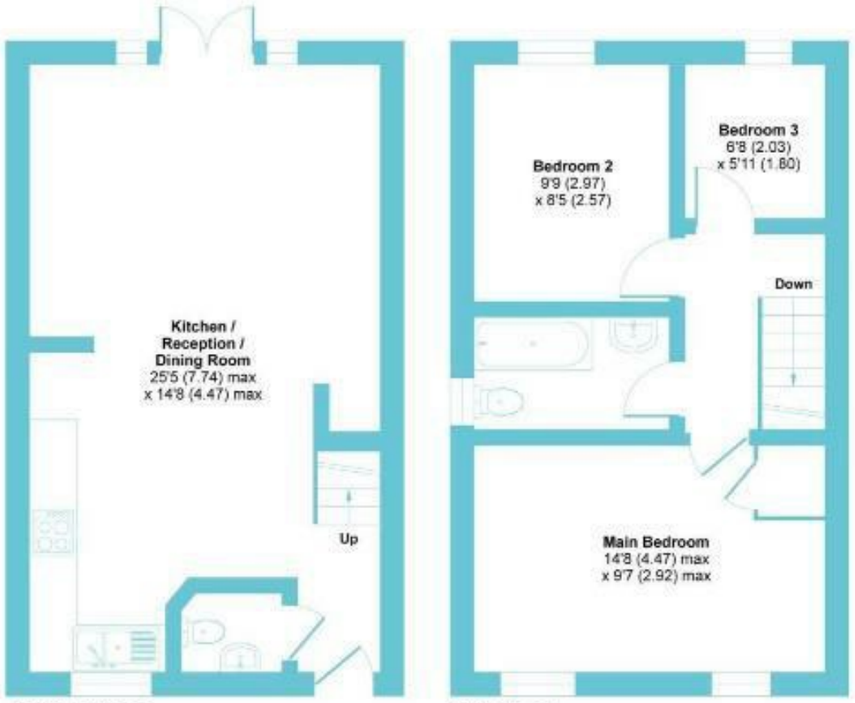
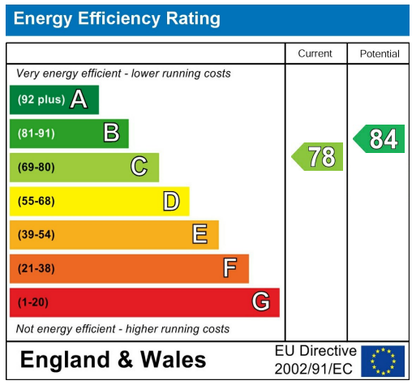
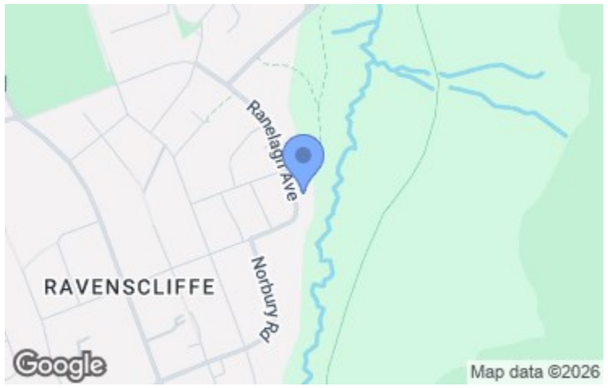
Ranelagh Avenue, Bradford, BD10

Approximate Area = 762 sq ft / 70.8 sq m

For identification only - Not to scale







Viewing arrangements

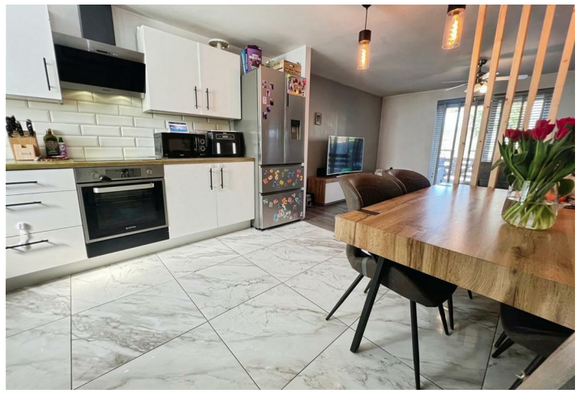
Strictly by appointment through WW Estates
01274 627444
sales@wwestateagents.com

Directions

See Mapping.

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.



Ranelagh Avenue, Bradford, BD10 0HL

Offers In The Region Of £180,000

Ranelagh Avenue, Bradford, BD10 0HL

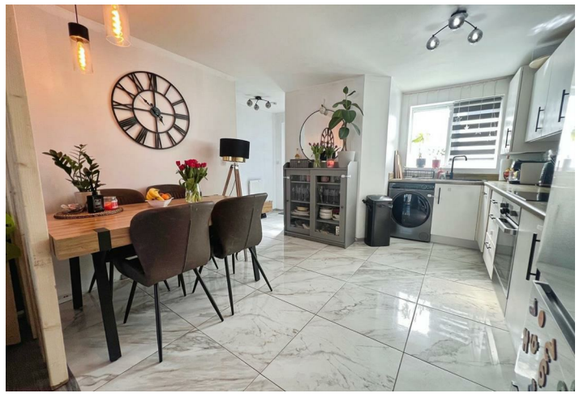
1 3 1

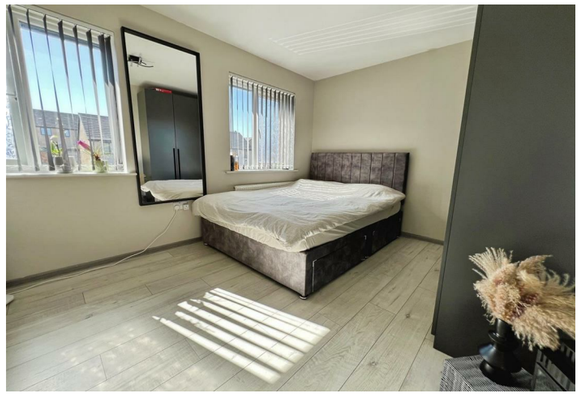
** 3 BEDROOMS ** IDEAL FIRST TIME BUY ** RURAL VIEWS TO THE REAR ** OFF-STREET PARKING ** OPEN PLAN LIVING ** A modern semi-detached house presenting an excellent opportunity for first-time buyers, families, and young professionals. With three well-proportioned bedrooms and a contemporary design, this property is both stylish and functional.

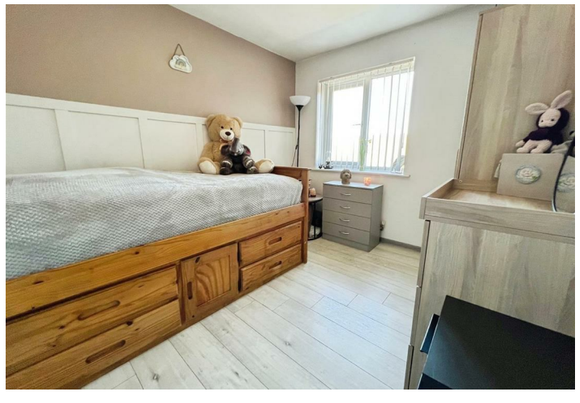
Upon entering, you are greeted by an open entrance hall that leads to a convenient downstairs w/c and a staircase to the first floor. The modern dining kitchen, which boasts an array of wall and base units, is equipped with space and plumbing for a fridge freezer and washing machine, as well as an integral electric oven and hob with an extractor fan, a sink and drainer, tiled splashbacks and flooring, and there is plenty of room for a dining table, making it perfect for family meals or entertaining guests. The open flow into the lounge creates a welcoming atmosphere, enhanced by laminate flooring and neutral decor. The lounge benefits from patio doors that open onto a newly installed decking area at the rear, allowing for seamless indoor-outdoor living.

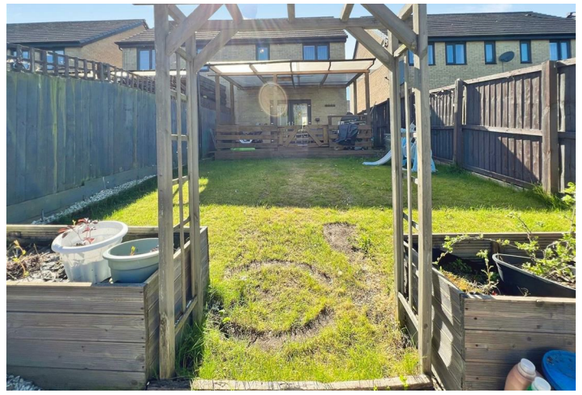
On the first floor, you will find a substantial main double bedroom, complete with a built-in storage cupboard and two double windows that flood the room with natural light. The second double bedroom offers lovely views of the fields and woodland to the rear, while the third single bedroom is currently utilised as a home office, providing flexibility to suit your needs. All rooms finished with laminate flooring, neutral decor, gas central heating and double glazed windows. The family bathroom completes the first floor with part tiled walls and a white three piece suite including a bath and shower over, wash hand basin and w/c.

Externally, the property features a gated driveway that accommodates two cars. The large, private enclosed garden at the rear is a true highlight, with a recently added decking area and a lawned space, all surrounded by a fenced border for added privacy.









Train
your text here

Primary School
your text here

Secondary School
your text here

Fixtures & fittings
An Immaculate 3 Bedroom Modern Semi-Detached House, Ideal For First Time Buyers & Professionals Alike.

Rating authority
Borough Council Tax Band A

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

Tenure
Freehold