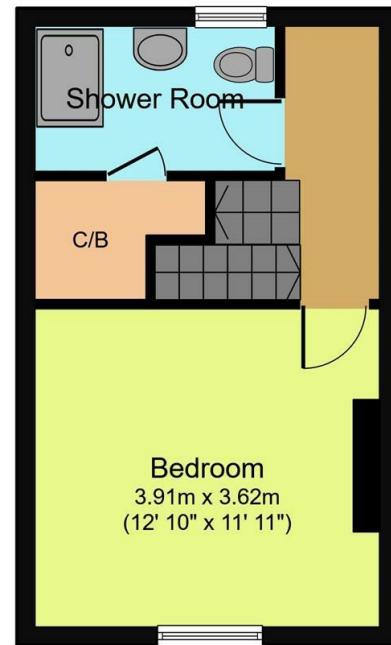
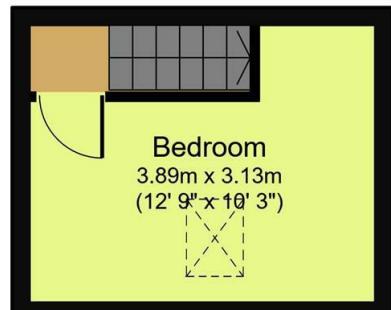


Ground Floor



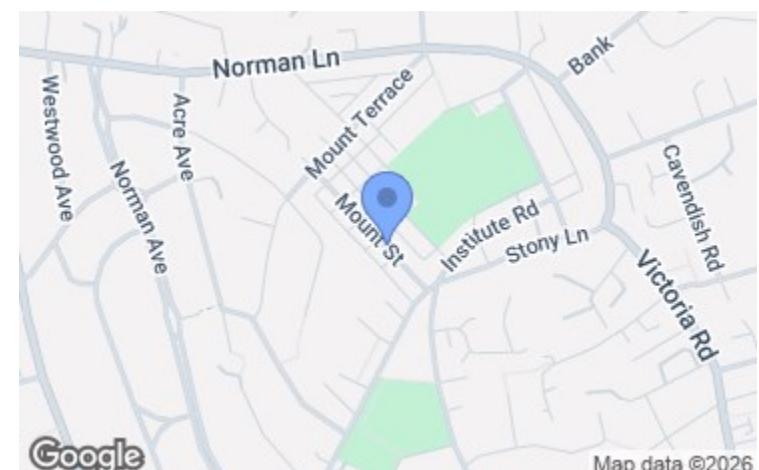
First Floor



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	62	74
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



Directions

See Mapping.



Viewing arrangements

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

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.



PrimeLocation.com

Zoopla.co.uk

rightmove

Mount Street, Bradford, BD2 2JH
Offers In The Region Of £130,000



** 2 BEDROOMS ** IDEAL FIRST TIME BUY
 ** CONVENIENT LOCATION ** EXCELLENT
 TRANSPORT LINKS ** POTENTIAL BUY TO
 LET INVESTMENT ** CLOSE TO LOCAL
 AMENITIES ** A through mid-terrace house
 presenting an excellent opportunity for first-
 time buyers and buy-to-let investors alike with
 a ready to move in feel.

Enter the lounge via a PVCu door to front,
 naturally lit via a bay window to front, also
 featuring a wall-mounted gas fire, gas central
 heating, carpeted flooring and leads into the
 kitchen. The kitchen is equipped with wall and
 base units, an electric oven, and a gas hob, sink
 and drainer, tiled splashbacks, window to rear
 and laminate flooring. There is ample space for
 a fridge freezer, a door leading to a large storage
 cupboard.

The first floor hosts a substantial main double
 bedroom, complete with a double-glazed
 window to the front. This room is tastefully
 decorated in neutral tones and features carpeted
 flooring for added comfort. The modern shower

room includes a walk-in shower cubicle, a low-
 level flush W/C, and a wash hand basin, all
 complemented by laminate flooring and a
 heated towel rail with the addition of a built in
 storage cupboard.

Ascending to the second floor, you will discover
 the second bedroom, which is brightened by a
 Velux window, creating a lovely, airy space.
 This room also benefits from carpeted flooring
 and a radiator.

Externally, the property features a front yard
 with a walled border, while the rear offers a
 low-maintenance patio yard, enclosed by
 fencing, providing a private outdoor space.

This mid-terrace house is not only well-
 presented but also conveniently located, making
 it an ideal choice for those looking to settle in a
 vibrant community.



Train
your text here



Primary School
your text here



Secondary School
your text here

Fixtures & fittings

Two Bedroom Through Mid Terrace Perfect For First
 Time Buyers & Buy To Let Investors Alike.

Rating authority
 Borough Council Tax Band A

Services

INDEPENDENT MORTGAGE & FINANCIAL ADVICE AVAILABLE, HOME MOVERS
 - FIRST TIME BUYER - REMORTGAGES ETC, WW Estates introduce to One
 Mortgage & Protection Ltd, who are authorised and regulated by the Financial
 Conduct Authority.

Tenure
 Freehold