



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			86
(81-91) B		70	
(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	



Viewing arrangements

Strictly by appointment through WW Estates
 01274 693737
 wibsey@wwestateagents.com

Directions

See mapping.



Eversley Drive, Bradford, BD4 0EQ
Offers In Excess Of £100,000

5 - 7 Beacon Road, Wibsey, Bradford, BD6 3HB | 01274 693737 | wibsey@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.



Eversley Drive, Bradford, BD4 oEQ



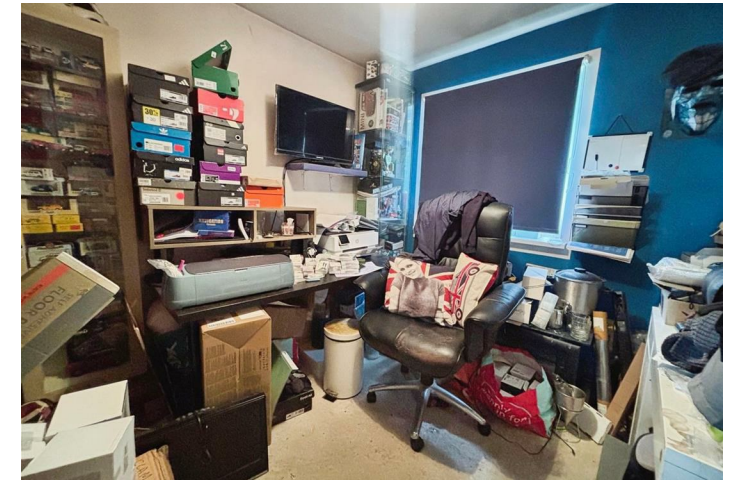
No Onward Chain *** Two Double Bedrooms
 *** Gated Driveway *** In Need Of
 Modernization. Located on Eversley Drive in
 Bradford, this two-bedroom end-terrace house
 presents an excellent opportunity for those
 looking to make their mark on a property in
 need of modernization. Offered with no onward
 chain, this home is perfect for first-time buyers
 or investors seeking a project.

Upon entering, you are greeted by a welcoming
 entrance hall that leads into a comfortable
 lounge, ideal for relaxation. The heart of the
 home is undoubtedly the spacious
 kitchen/diner, which boasts fitted wall and base
 units, an oven, a gas hob, and an extractor fan.
 There is space for appliances, making it a
 practical area for cooking and entertaining. A
 door from the kitchen provides convenient
 access to the generous rear garden, perfect for
 outdoor gatherings or simply enjoying the fresh
 air.

The first floor features two well-proportioned
 double bedrooms, providing plenty of space for

rest and personalisation. The family bathroom
 is equipped with a bath, a low-level WC, and a
 hand wash basin, catering to all your essential
 needs.

Externally, the property benefits from a gated
 driveway at the front, offering parking for two
 vehicles, a valuable asset in this area. The rear
 garden is a delightful space, providing a blank
 canvas for gardening enthusiasts or a safe play
 area for children.



Train
 your text here



Primary School
 your text here



Secondary School
 your text here

Fixtures & fittings
 Two bedroom end-terrace house in need of
 modernization being sold with no onward chain.

Rating authority
 Borough Council Tax Band A

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

Tenure
 Freehold