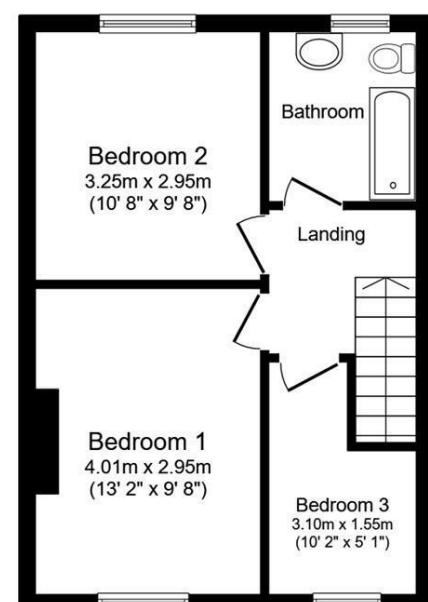


Ground Floor

Floor area 36.6 m² (394 sq.ft.)



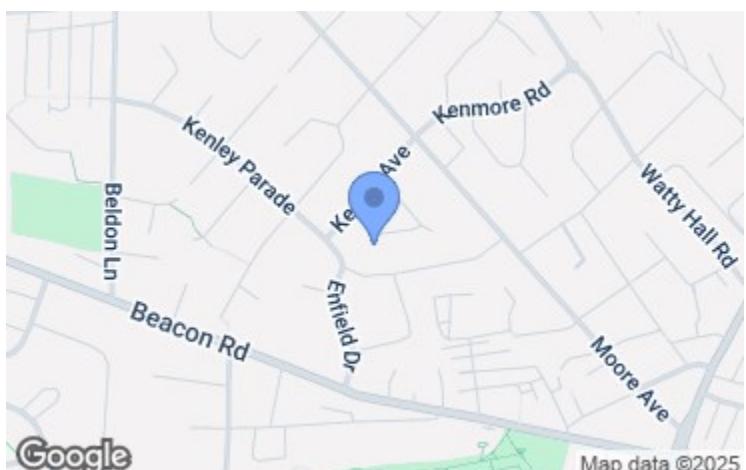
First Floor

Floor area 36.6 m² (394 sq.ft.)

TOTAL: 73.2 m² (788 sq.ft.)

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 orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any 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

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	84	
(69-80) C	69	
(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.



**Kenley Mount, Bradford, BD6 3JD
Offers In The Region Of £190,000**

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.



No Onward Chain *** Sought After Location *** Garage And Driveway *** Potential To Extend STPP. Nestled in the desirable area of Kenley Mount, Bradford, this well-presented three-bedroom semi-detached house offers a perfect blend of comfort and modern living. The property is being sold with no onward chain, making it an ideal choice for those looking to move in without delay.

Upon entering, you are welcomed by a spacious entrance hall that leads to a cosy lounge, complete with an electric fire, perfect for those chilly evenings. The heart of the home is undoubtedly the kitchen/diner, which boasts contemporary wall and base units, along with an array of integrated appliances including a washing machine, fridge/freezer, oven, and electric hob. The French doors provide a seamless transition to the rear garden, allowing for an abundance of natural light and easy access for outdoor entertaining.

The first floor comprises three well-proportioned bedrooms, each offering a comfortable retreat.



The family bathroom is thoughtfully designed, featuring a bath with a shower over, a low-level WC, and a stylish vanity hand wash unit.

Externally, the property benefits from a garage and a driveway, providing ample parking space. The enclosed rear garden is a delightful feature, complete with a decked seating area and a well-maintained lawn, perfect for family gatherings or quiet relaxation.



Train
your text here



Primary School
your text here



Secondary School
your text here

Fixtures & fittings

Well presented three bedroom semi-detached property being sold with no onward chain.

Rating authority
Borough Council Tax Band B

Services

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Tenure
Freehold