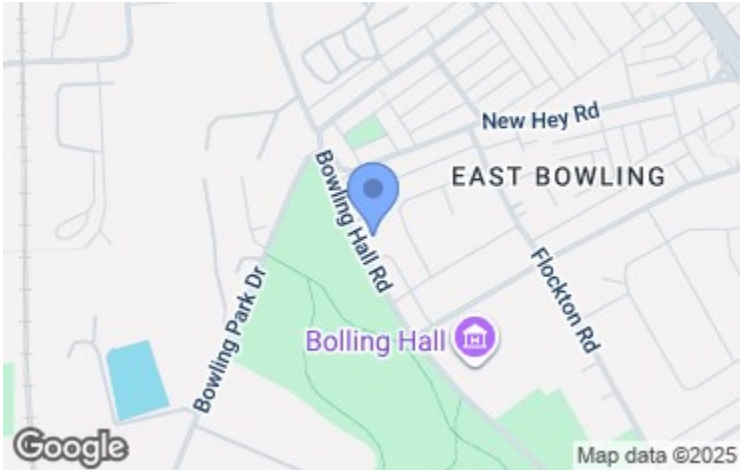




Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



Viewing arrangements

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

Directions

See mapping.

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.

Bowling Hall Road, Bradford, BD4 7LE
Auction Guide £100,000



FOR SALE BY MODERN METHOD OF AUCTION WITH ADVANCED PROPERTY AUCTION *** STARTING BIDS £100,000 *** FEES APPLY *** In Need Of Modernization *** No Onward Chain *** Potential To Extend STPP *** Three Bedrooms. Located on Bowling Hall Road in Bradford, this three-bedroom semi-detached bungalow presents a wonderful opportunity for those looking to create their dream home. While the property is in need of modernization, it offers a solid foundation and ample space for transformation.

Upon entering, you are greeted by a welcoming entrance hall that features convenient storage. The spacious lounge provides a comfortable area for relaxation and entertaining. The ground floor also boasts a practical wet room, complete with a shower, low-level WC, and hand wash basin, ensuring ease of access for all.

The kitchen is equipped with fitted wall and base units, an oven, and a gas hob, along with space for additional appliances. A door from the kitchen leads to a delightful conservatory,

which offers a lovely view of the rear garden and serves as an ideal spot for enjoying the outdoors, regardless of the weather.

The bungalow features one bedroom on the ground floor, while two further bedrooms can be found upstairs, providing flexibility for family living or guest accommodation.

Outside, the property benefits from low-maintenance gardens, a garage, and a driveway at the rear, ensuring ample parking and storage options.



Train
your text here



Primary School
your text here



Secondary School
your text here

Fixtures & fittings
Three bedroom semi-detached house in need of modernization and being sold with no onward chain.

Rating authority
Borough Council Tax Band B

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

Tenure
Freehold