Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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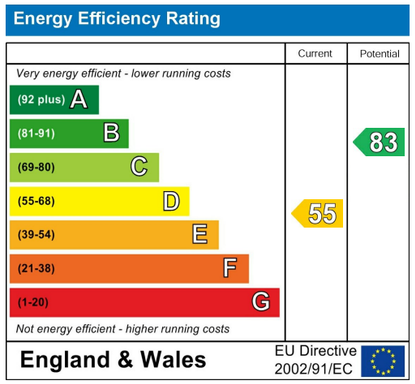
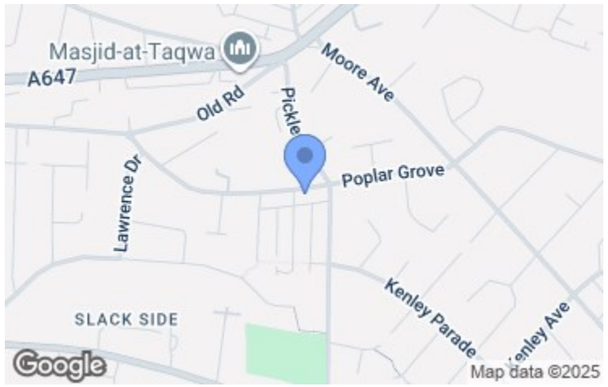




Viewing arrangements

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.

Poplar Grove, Bradford, BD7 4LG
Offers In Excess Of £170,000

Poplar Grove, Bradford, BD7 4LG

1 2 1

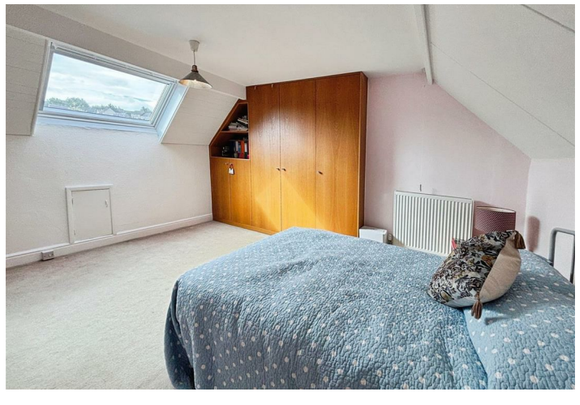
No Onward Chain *** Potential To Extend STPP *** Two Double Bedrooms *** Garage And Driveway. Located in the desirable area of Poplar Grove, Bradford, this charming end terrace house presents an excellent opportunity for both first-time buyers and investors alike. With two well-proportioned bedrooms and a thoughtfully designed layout, this property is being offered with no onward chain, ensuring a smooth transition for its new owners.

Upon entering, you are welcomed into a cosy lounge featuring a gas fire and built-in bookshelves, perfect for relaxing or entertaining guests. The kitchen/diner is a highlight of the home, boasting modern fitted wall and base units, Oak flooring, an integrated dishwasher, washing machine, a double oven, and a gas hob with an extractor hood. The two Velux windows flood the space with natural light, creating a warm and inviting atmosphere. Additionally, the property benefits from a cellar equipped with power and light, providing ample storage or potential for further development.

The first floor hosts a spacious double bedroom and a family bathroom, which is elegantly appointed with a shower cubicle, Oak flooring, a roll-top bath, a low-level WC, and a hand wash basin. Ascending to the second floor, you will find another generous double bedroom complete with fitted wardrobes, eaves storage, and yet another Velux window, enhancing the sense of space and light.

Externally, the property features a gated driveway with parking for up to three vehicles, along with a garage that also has power and light connected. The low-maintenance south-facing rear garden offers a perfect retreat including water feature for outdoor relaxation or entertaining.

This well-presented home combines comfort, style, and practicality in a sought-after location, making it a must-see for anyone looking to settle in Bradford.



Train
your text here

Primary School
your text here

Secondary School
your text here

Fixtures & fittings
Well presented two bedroom end terrace house in sought after location 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