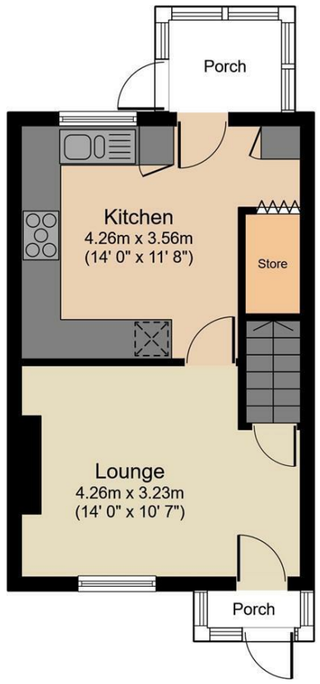
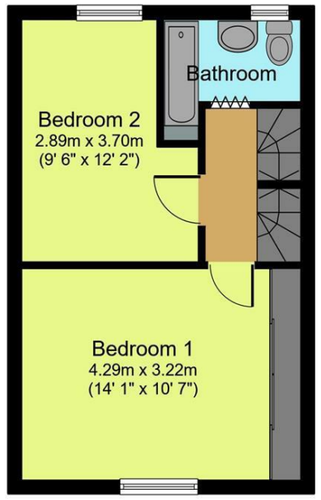
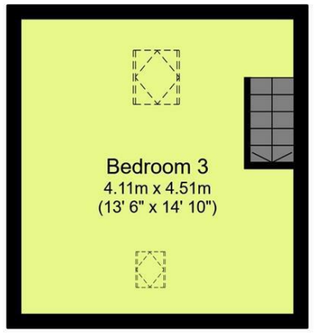


Ground Floor

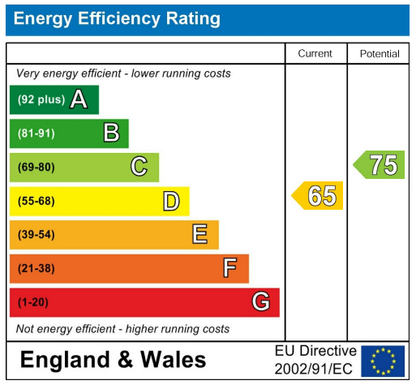


First Floor



Second Floor

Created using Vision Publisher™





Viewing arrangements

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

Directions

See Mapping.

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.



Bute Street, Bradford, BD2 1DH
Offers In The Region Of £125,000

Bute Street, Bradford, BD2 1DH

1 3 1

** 3 DOUBLE BEDROOMS ** POTENTIAL BUY TO LET INVESTMENT ** IDEAL FIRST TIME BUYER HOME ** POPULAR RESIDENTIAL LOCATION ** EXCELLENT TRANSPORT LINKS ** NO ONWARD CHAIN ** A 3 double bedroom mid-terrace house presenting an excellent opportunity for first-time buyers and investors alike. Offered with no onward chain, this property is ready for you to make it your own.

Upon entering, you are greeted by a welcoming uPVC porch that leads into a cosy lounge. The warm decor and carpeted flooring create a comfortable atmosphere, perfect for relaxation. The lounge features a window to the front, allowing natural light to fill the space. At the rear of the property, you will find a well-appointed breakfast kitchen. This kitchen is fitted with a range of wall and base units, including an integral double oven and gas hob, and fridge freezer. There is also plumbing for a washing machine, with practical vinyl flooring and access to a rear porch for convenience.

Moving to the first floor, the main double bedroom boasts large built-in wardrobes with sliding mirrored doors, enhancing the sense of space. This room is complemented by a window to the front and neutral decor. The second double bedroom, also featuring neutral decor and carpeted flooring and window to rear. The bathroom is fully tiled and equipped with a bath and shower over, along with a wash hand basin and W.C.

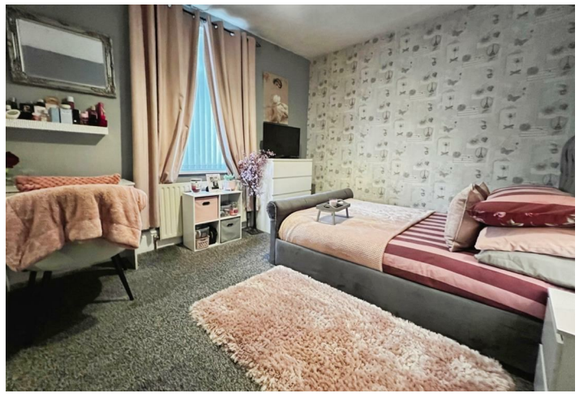
An added bonus is the converted attic bedroom, which is generously sized and fitted with a Velux window, built-in wardrobes, and additional storage, making it a versatile space for guests or a home office.

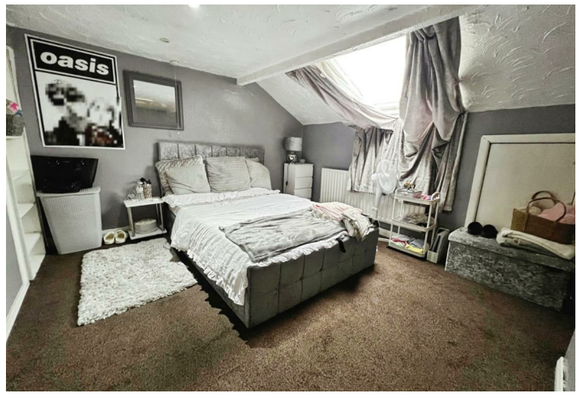
Outside, the property benefits from small yards to both the front and rear, providing a quaint outdoor space for relaxation. This delightful home is not to be missed, offering both comfort and potential in a convenient location.

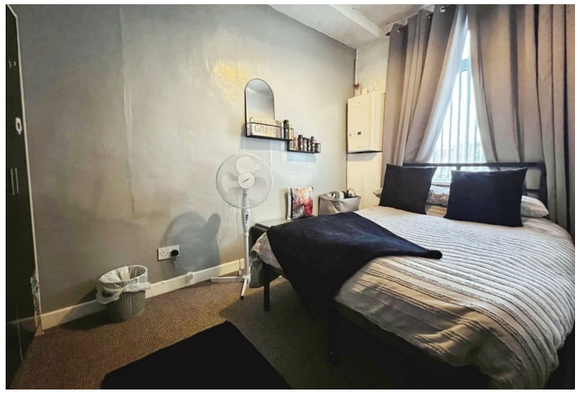


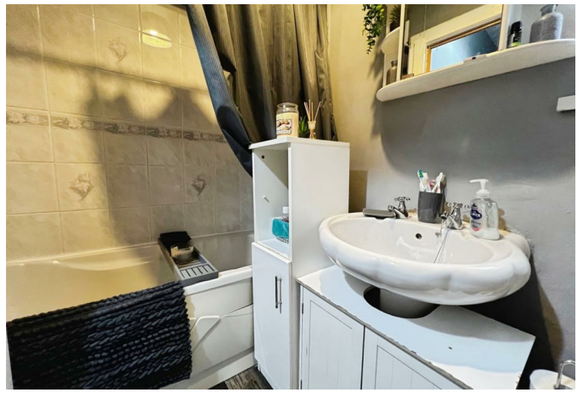












Fixtures & fittings

3 Bedroom Mid Through Terrace Ideal For First Time Buyers & Buy To Let Investors Alike.

Rating authority

Borough Council Tax Band A

Services

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

Tenure

Freehold