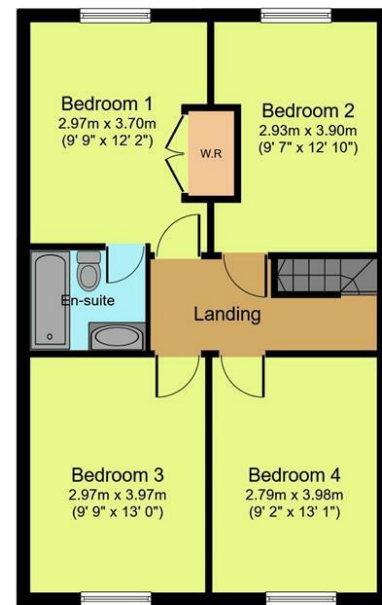


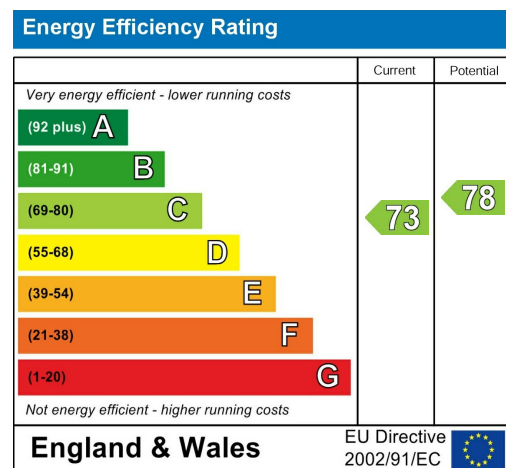


Ground Floor



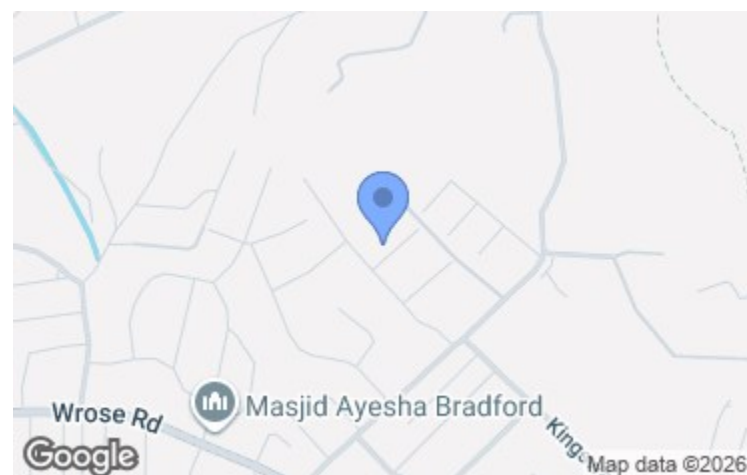
First Floor

Created using Vision Publisher™



Viewing arrangements

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



Directions

See Mapping.



Bodmin Avenue, Shipley, BD18 1LT
Offers In The Region Of £375,000

359 - 361 Idle Road, Bolton Junction, Bradford, BD2 2AH | 01274 627444 | sales@wwstateagents.com | www.wwstateagents.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.

Bodmin Avenue, Shipley, BD18 1LT

 1  7  2

**** 7 BEDROOMS ** DECEPTIVELY SPACIOUS FAMILY HOME ** IDEAL FOR LARGER FAMILIES ** POPULAR RESIDENTIAL AREA ** QUIET CUL-DE-SAC LOCTION **** An extended, deceptively spacious, semi-detached family home offering an impressive seven bedrooms, making it an ideal choice for larger or growing families.

Enter via the side door that leads into a well-appointed kitchen, featuring beechwood effect wall and base units, complimentary work surfaces over, a Rangemaster cooker, plumbing for a washing machine and dishwasher, as well as space for a fridge freezer and tumble dryer. The kitchen flows seamlessly into a dining area and a large lounge, which boasts a delightful bay window that fills the space with natural light. The lounge is adorned with carpeted flooring and neutral decor, creating a warm and inviting atmosphere.

The ground floor also includes a main bedroom complete with built-in wardrobes and a dressing area, along with an en-suite shower room for added convenience. Two additional bedrooms are located on this level, accompanied by a family bathroom and a separate shower room.

Ascending to the first floor, you will find four generously sized double bedrooms. One of these bedrooms features its own en-suite bathroom, while the others come equipped with fitted wardrobes and ample storage solutions. The property also benefits from multiple loft rooms, providing further storage space or potential for additional living areas. All rooms are fitted with carpeted flooring and neutrally decorated.

Externally, the home boasts a driveway that accommodates two cars at the front, while the enclosed rear garden offers unrivalled views, perfect for relaxation or entertaining. Additionally, a large detached garage is available for storage, with loft space that could easily be transformed into a home office or playroom.

This remarkable property combines spacious living with practical features, making it a must-see for those seeking a family home in a desirable location.



Fixtures & fittings

Superb 7 Bedroom Extended Semi-Detached Family Home, Deceptively Spacious Throughout With Multiple Rooms & Bathrooms.

Rating authority
Borough Council Tax Band C

Services

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

Tenure
Freehold