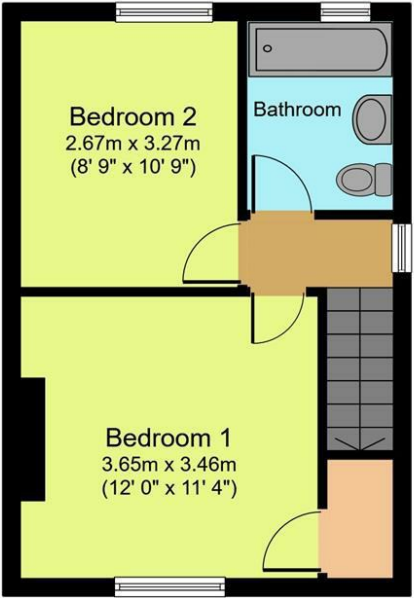
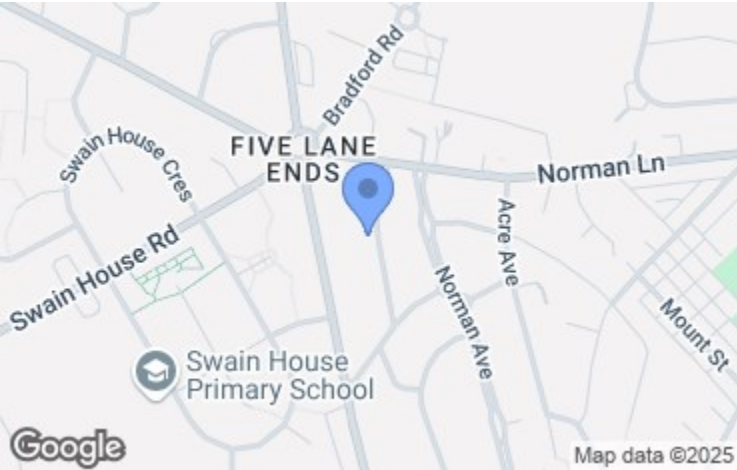
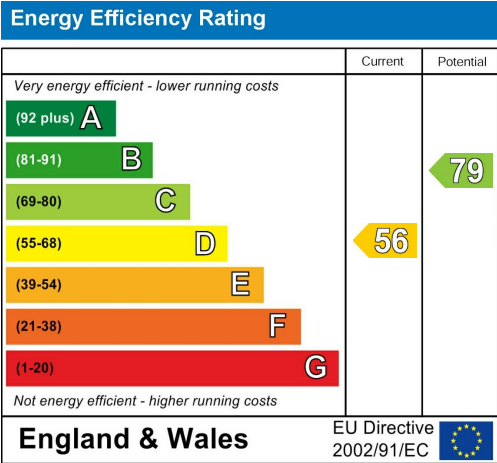


Ground Floor



First Floor

Created using Vision Publisher™



Directions

See mapping



Viewing arrangements

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

Westwood Avenue, Bradford, BD2 2NJ
Offers Over £185,000

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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.



EXTENDED SEMI-DETACHED **
IMMACULATELY PRESENTED ** 2 DOUBLE
BEDROOMS ** 2 RECEPTION ROOMS **
MODERN KITCHEN & BATHROOM **
FABULOUS REAR GARDEN ** AMPLE PARKING
** Presented to the highest standard throughout,
close to good local schools and amenities.

PVCu door into entrance, which gives access to the
living room and first floor. The living room is filled
with natural light thanks to the Bay window to the
front elevation, wall lights, feature slate mosaic
chimney breast with stone hearth and mantel along
with inset log burner, light grey wood effect
flooring, cornice ceiling & oak French doors into
kitchen.

The kitchen is fitted with a range of modern gloss
white handleless base & wall units with contrasting
worksurfaces, inset stainless steel sink with mixer
tap. Integrated brushed chrome oven, halogen hob
with brushed chrome extraction chimney.
Integrated dishwasher, washing machine, fridge &
freezer and breakfast bar with central heating
radiator, slate effect tiled flooring recessed LED
lighting. PVCu stable door to the side elevation.
Archway leads to the bright and airy dining area

with two velux windows, recessed spot lights, PVCu
window with perfect fit blinds and French doors
leading to the rear garden.

First floor landing leads to 2 double bedrooms and
the house bathroom. Bedroom one with light
neutral décor, feature papered wall, navy free
standing wardrobes, PVCu window to the front
elevation and carpet flooring. Bedroom two has a
driftwood papered wall with contrasting décor,
built in wardrobe, PVCu window to the rear
elevation and black out blind. The modern
bathroom has a 3 piece suite comprising :- panelled
bath with chrome waterfall tap, shower over &
screen, vanity sink unit with mosaic tiles and push
button W.C. Tiled walls & floor.

Outside to the front, there is garden which is laid to
lawn with tarmac drive, wrought Iron gate, The
rear garden has timber decking with rope
balustrade, artificial grass, pebbled boarder, timber
shed and fencing.



Train
your text here



Primary School
your text here



Secondary School
your text here

Fixtures & fittings

A superb, 2 bedroom semi detached property with a modern
kitchen, externed dining room to the rear and is located in highly
desirable area.

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