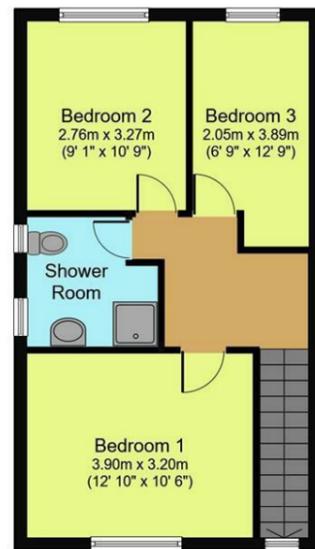


Ground Floor



First Floor

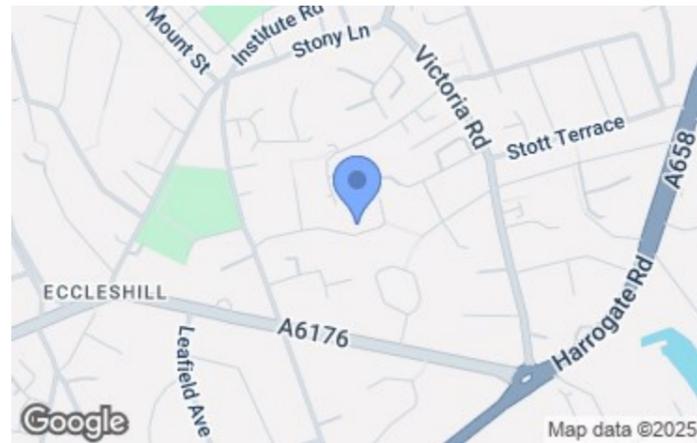
Created using Vision Publisher™



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		69	81
(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 627444
 sales@wwstateagents.com



Directions

See Mapping



Robin Close, Bradford, BD2 2EZ
Offers In The Region Of £250,000

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.



**** IDEAL FAMILY HOME ** SOUGHT AFTER RESIDENTIAL LOCATION ** WELL-PRESENTED THROUGHOUT ** GENEROUS GARDENS ** AMPLE OFF-STREET PARKING ** DETACHED GARAGE ** SPACIOUS ROOM SIZES THROUGHOUT ** POTENTIAL TO EXTEND/BUILD S.T.P.P ****
 Ideally situated, this charming three-bedroom semi-detached house offers a delightful blend of comfort and modern living. The property is situated in a popular residential location, making it an ideal choice for families and professionals alike.

Upon entering, you will find two spacious reception rooms that provide ample space for relaxation and entertaining. The conservatory extension adds a touch of elegance and allows for an abundance of natural light, creating a warm and inviting atmosphere. The modern kitchen is well-equipped with a mix of wall and base units, space and plumbing for appliances, an integral oven and gas hob, with a composite door to side and double glazed window to rear.

The property boasts three well-proportioned bedrooms. The main bedroom including fitted wardrobes, a second double with an outlook of the rear garden and a third generous single room with a fitted wardrobe.

One of the standout features of this home is the generous garden to the rear, offering a private outdoor space for children to play, gardening enthusiasts to indulge their passion, or simply for enjoying the fresh air during the warmer months.

In summary, this semi-detached house on Robin Close presents an excellent opportunity for those seeking a family home in a desirable location. With its modern amenities, spacious layout, and lovely garden, it is sure to appeal to a wide range of buyers. Internal viewings are heavily recommended to avoid missing out.



Train
your text here



Primary School
your text here



Secondary School
your text here

Fixtures & fittings

Stunning Three Bedroom Semi-Detached Family Home, Well-Presented Throughout With Generous Room Sizes, A Large Rear Garden, Ample Off-Street Parking & Tandem Garage.

Rating authority
Borough Council Tax Band C

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