



**5 Moor Park Drive, Bradford, BD3 7ER**  
**Asking Price £155,000**

Nestled on the desirable Moor Park Drive in Bradford, this charming detached bungalow offers a unique opportunity for those seeking a spacious family home or a potential redevelopment project. Built in 1910, the property boasts a generous 1,219 square feet of living space, featuring inviting reception room that provide ample room for relaxation and entertaining.

The bungalow comprises three well-proportioned bedrooms, making it ideal for families or those in need of extra space. The single bathroom, while functional, presents an opportunity for modernisation, allowing new owners to tailor the home to their personal tastes. The property sits on a generous plot, providing a lovely outdoor space that can be enjoyed throughout the seasons.

**Locate**  
The Property Experts

**Locate Properties UK LTD**

29-31 North Parade, Bradford, West Yorkshire, BD1 3JL

t. +44 (0) 01274 720 900



@locatehomesbfd

e. info@locatehomes.co.uk



[www.locatehomes.co.uk](http://www.locatehomes.co.uk)

Registered in England & Wales No. 5161728

**Living Room**

25'8" x 11'10" (7.84 x 3.62)



**Bedroom Two**

7'11" x 10'11" (2.43 x 3.33)



**Kitchen**

13'9" x 12'4" (4.21 x 3.76)



**Bedroom Three**

8'9" x 10'11" (2.67 x 3.33)



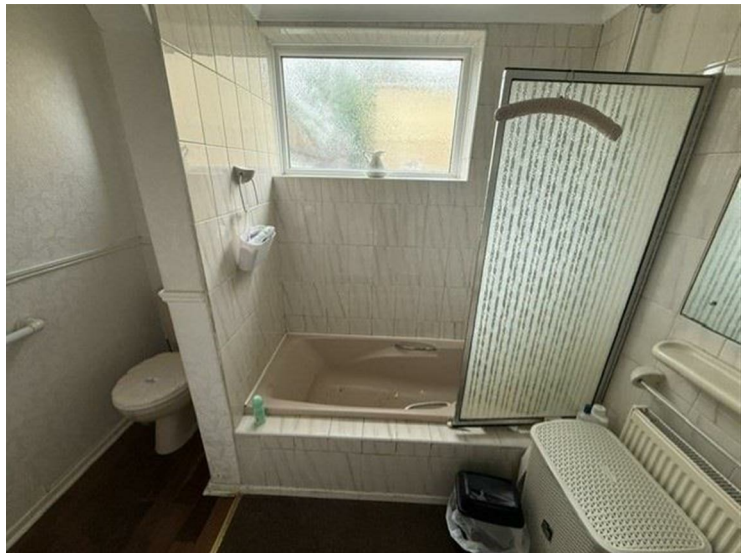
**Bedroom One**

13'1" x 10'11" (4.01 x 3.33)



**Bathroom**

7'7" x 8'10" (2.33 x 2.71)



**Garage**

8'5" x 17'4" (2.59 x 5.29)

## Shed

5'7" x 7'8" (1.71 x 2.36)





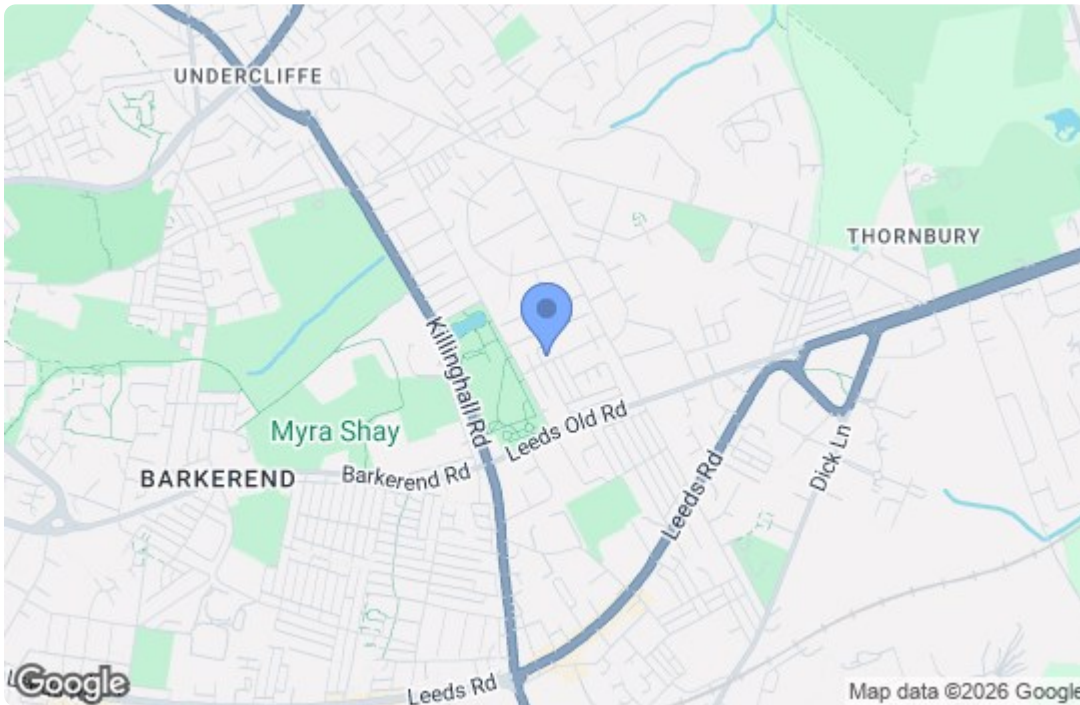
5 Moor Park Drive, BD3 7ER



Ground Floor

Total Area: 113.2 m<sup>2</sup> ... 1219 ft<sup>2</sup>

All measurements are approximate and for display purposes only



**Energy Efficiency Rating**

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
	<b>46</b>	

**England & Wales** EU Directive 2002/91/EC

**Environmental Impact (CO<sub>2</sub>) Rating**

	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not environmentally friendly - higher CO <sub>2</sub> emissions		

**England & Wales** EU Directive 2002/91/EC