



£84,950

\*NO CHAIN\* \*50% SHARED OWNERSHIP\* \*OVER 55s\* \*TWO BEDROOMS\* \*NEW KITCHEN\* \*IMMACULATELY PRESENTED\* \*FIRST FLOOR APARTMENT\*  
\*PRIVATE PARKING\* \*GAS CENTRAL HEATING & UPVC DOUBLE GLAZING\* \*IDEAL FOR RETIREES\*

Attention: This property is OVER 55's only. 50% Shared Ownership.

Townend Estate Agents offer for sale this 2 bedroom first floor apartment. Ideal for retirees. Having gas central heating & upvc double glazing, the spacious accommodation comprises: Entrance hallway with stairlift, Lounge, Modern Dining-Kitchen, two Bedrooms and recently installed Bathroom. Externally are communal gardens and private residents parking. This property is immaculately presented throughout and is ready to move into.

The property is age restricted to over 55's and 50% ownership, which can be scaled up, post purchase, to 75%.

50% share. Leasehold charges per calendar month: £259.75 (including service charge, maintenance & insurance).  
94 years remaining on the lease.

Ask us about....

AUCTION

CONVEYANCING

MORTGAGES

SURVEYS



# Dunkhill Croft, BD10

Approximate Gross Internal Area = 59.8 sq m / 644 sq ft

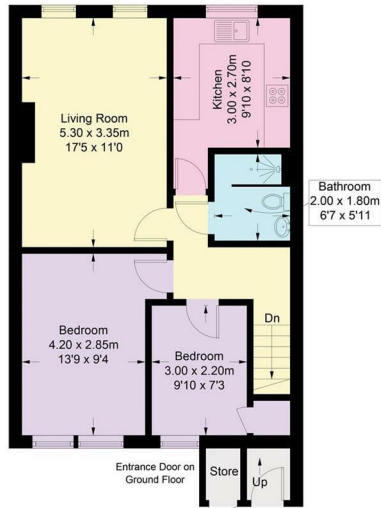


Illustration for identification purposes only, measurements are approximate, not to scale. floorplansuk.com © (ID067778)



These particulars do not form part of any contract and no statements are made without any responsibility on the part of their clients. Applicants must investigate for themselves that statements are correct and no agent whether the partner or employee has the authority to make any representation or warranty whatsoever in respect of this property.

**IMPORTANT NOTICE: WHILST WE ENDEAVOUR TO MAKE OUR SALES DETAILS ACCURATE AND RELIABLE, THEY SHOULD NOT BE RELIED ON AS STATEMENTS OR REPRESENTATIONS OF FACT AND DO NOT IN ANY WAY CONSTITUTE A CONTRACT.**

**PROSPECTIVE PURCHASERS SHOULD SATISFY THEMSELVES THAT DIMENSIONS ARE CORRECT AND THAT MAINS SERVICES ARE OPERATIONAL.**

Energy Efficiency Rating			Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92-101) <b>A</b>			(92-101) <b>A</b>		
(81-91) <b>B</b>			(81-91) <b>B</b>		
(69-80) <b>C</b>			(69-80) <b>C</b>		
(55-68) <b>D</b>			(55-68) <b>D</b>		
(39-54) <b>E</b>			(39-54) <b>E</b>		
(21-38) <b>F</b>			(21-38) <b>F</b>		
(1-20) <b>G</b>			(1-20) <b>G</b>		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO <sub>2</sub> emissions		
England & Wales			England & Wales		
EU Directive 2002/91/EC			EU Directive 2002/91/EC		

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