

local
properties

buy • sell • let



23 Worthing Head Road
Bradford, BD12 9PN

£135,000
Freehold

**** THREE BEDROOM END TERRACE- OVERLOOKING WYKE PARK - DRIVE & GARAGE - NO CHAIN ****.

The property has gas central heating and PVCu double glazing. The accommodation briefly comprises: entrance vestibule, kitchen, cellar, lounge, staircase and landing, three bedrooms, bathroom. To the outside there are gardens to front and rear with drive leading to single detached garage. Located close to Wyke centre and all amenities, the property is also conveniently placed for access to Bradford, Halifax and the nearby M62. An ideal first purchase or buy to let investment, viewing is recommended.



• THREE BEDROOM END TERRACE • GAS CH & PVCu DOUBLE GLAZING • SPACIOUS LOUNGE

ENTRANCE VESTIBULE

Door to front. Radiator. Stairs to first floor.

KITCHEN

14'5" x 7'0"

With fitted wall and base units. Inset stainless steel sink and drainer. Gas hob, electric oven and extractor hood.

Plumbing for automatic washing machine. Tiled splashbacks. Ceramic tiled floor. Radiator. Access to cellar. Door and window to rear.

LOUNGE

14'9" x 13'9"

Windows to front and side. Fireplace surround. Coving and ceiling rose. Radiator.

LANDING

Access to bedrooms and bathroom.

BEDROOM ONE

10'9" x 10'2"

Window to front. Radiator.

BEDROOM TWO

10'9" x 10'9"

Window to rear. Storage cupboard. Radiator.

BEDROOM THREE

7'2" x 6'6"

Window to front. Radiator.

BATHROOM

.Fully tiled with three piece suite comprising: bath with shower over, pedestal wash hand basin, low flush wc.

Heated towel rail. Window to rear.

EXTERIOR

Garden to front and side. Patio to rear with two outhouses.

Drive leading to single detached garage.

HOW TO GET THERE

From Wyke Centre proceed up Town Gate and take the fourth turning right onto Worthing Head Road. Number 23 is on the right and can be identified by our For Sale board.



- FITTED KITCHEN • OVERLOOKING WYKE PARK • ENERGY RATING - D • FRONT GARDEN & REAR PATIO • SINGLE GARAGE & DRIVEWAY • NO CHAIN







Additional Information

Local Authority - Bradford
Council Tax - Band A
Viewings - By Appointment Only

Floor Area - 0.00 sq ft
Tenure - Freehold



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		79
(55-68) D	63	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

Birstall Sales
 Midland Bank Chambers
 Smithies Lane
 Birstall
 Batley
 West Yorkshire
 WF17 9EB

01924 474456
info@localproperties.net
<http://www.localproperties.net/>

