



## 8 Kinder Close, Thornton, Bradford, BD13 3NG

£269,000

- NEW BUILD DEVELOPMENT IN THORNTON
- QUALITY FIXTURES & FITTINGS
- INTEGRAL GARAGES AND PARKING
- BOSCH KITCHEN APPLIANCES & QUARTZ WORK SURFACES
- THREE, FOUR AND FIVE BEDROOMS
- NEARING COMPLETION
- SOLAR PANELS
- HIGH SPEC ALUMINIUM WINDOWS
- OFFICE/STUDY & UTILITY ROOMS
- ALL WITH GROUND FLOOR WC & ENSUITE

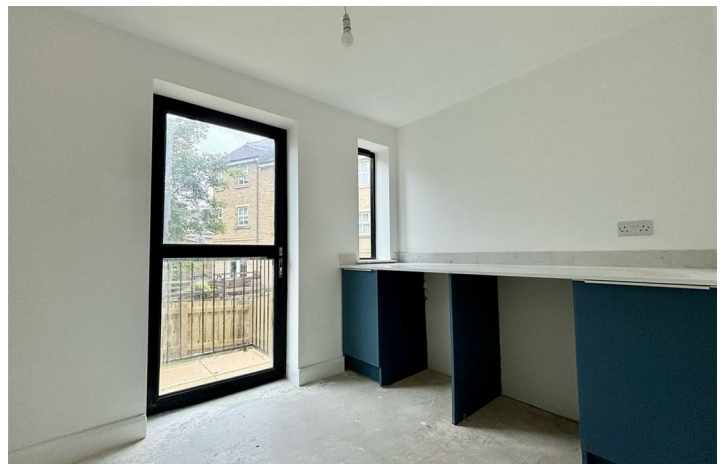
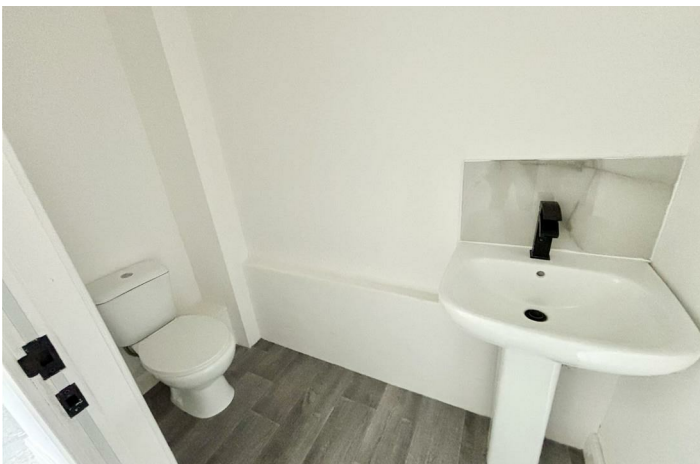


## 8 Kinder Close, Bradford BD13 3NG

**\*\* NEW BUILD DEVELOPMENT IN THORNTON \*\* SHOW HOUSE NOW AVAILABLE!!** Bronte Estates are pleased to introduce this impressive cul-de-sac development of just nine townhouses on Kinder Close, just off West Lane in Thornton, Bradford. All properties are set across three floors and enjoy private parking, integral garages, utility rooms, a study/office space and enclosed gardens. The development is nearing completion. These well planned properties are built to a high specification and offer modern living spaces with every day conveniences such as ground floor WC's, En-suites and open plan living areas. The majority of the properties are three bedroom plus a study, however, there is one four bedroom property (accessed from James Street) and one larger five/six bedroom property with a double garage available.



Council Tax Band:



## **8 Kinder Close**

Number 8 Kinder Close is the first property on the right as you enter the development and is a 3 to 4 Bedroom end townhouse. Briefly comprising of:

Ground Floor - Hall, Utility Room, WC and Garage

First Floor - Lounge, Kitchen, Dining Area, Study/Bedroom 4

Second Floor - Three Bedrooms. Bathroom and an Ensuite to the master bedroom

Parking to the front and an enclosed garden to the rear

## **Viewings**

Call us to view the show house on 01274 884040

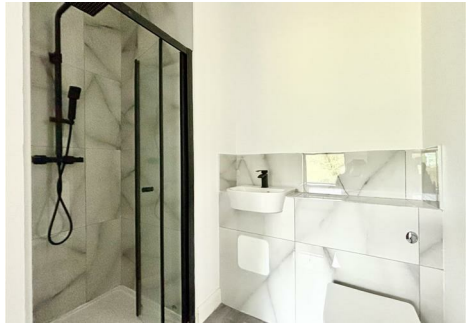
## **Please Note**

The photos provided are of the show home, not this specific property and are to provide an example of the quality and finishes only.

**EPC/SAP Report to follow**









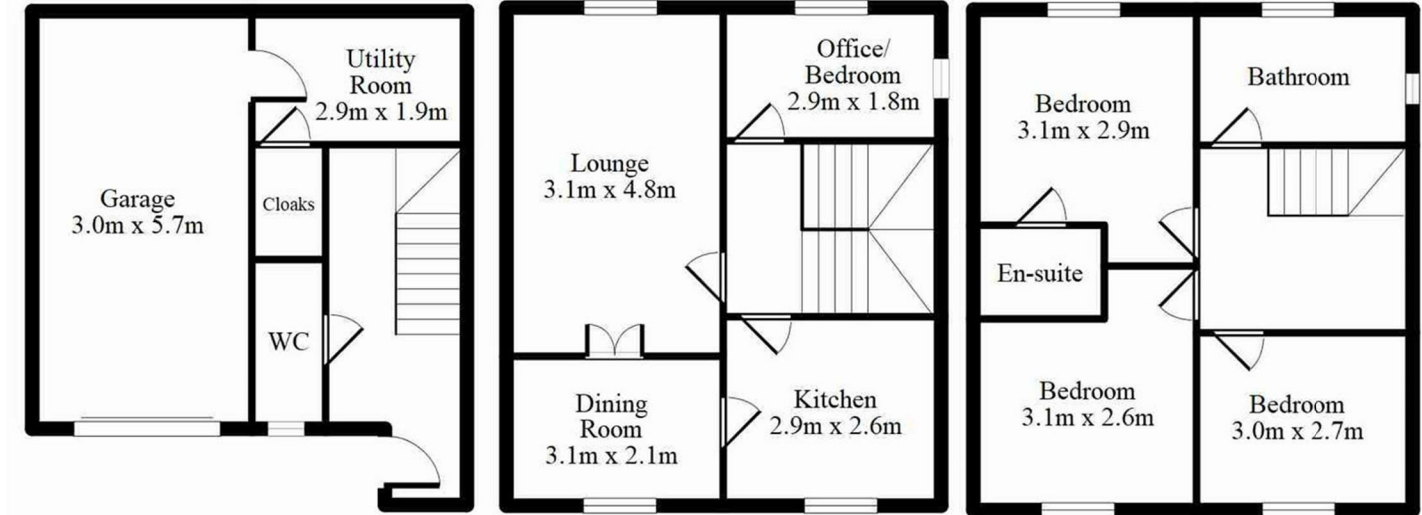
## Directions

## Viewings

Viewings by arrangement only.  
Call 01274884040 to make an appointment.

## EPC Rating:

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		
England & Wales	EU Directive 2002/91/EC	



Every attempt has been made to ensure this floor plan is accurate, however their accuracy is not guaranteed. The floorplan is for illustrative purposes and should be used in that context. GFPMS 2025