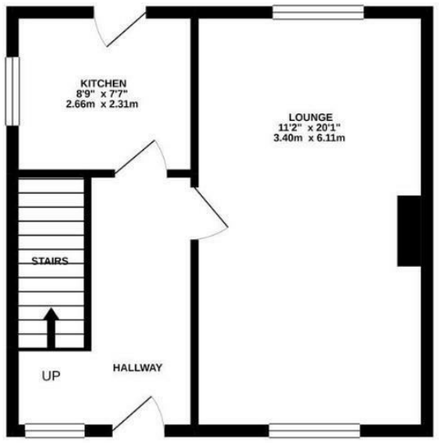
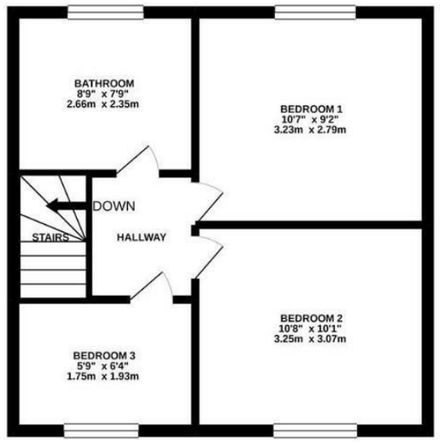
GROUND FLOOR
394 sq.ft. (36.6 sq.m.) approx.

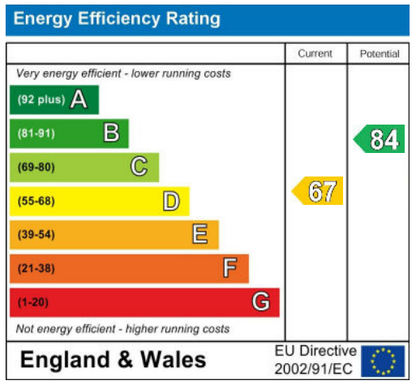


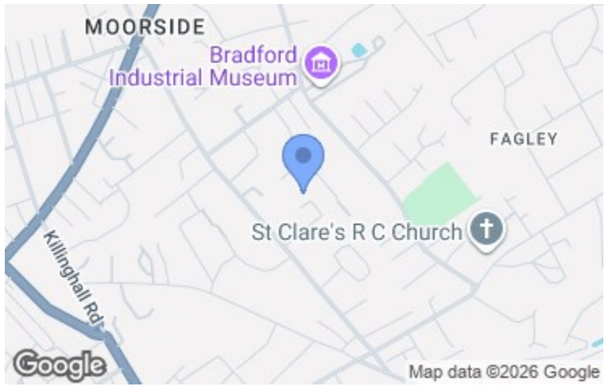
1ST FLOOR
398 sq.ft. (37.0 sq.m.) approx.



TOTAL FLOOR AREA : 793 sq.ft. (73.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2021





Viewing arrangements

Strictly by appointment through WW Estates
01274 627444
sales@wwestateagents.com

Directions

See Mapping.

359 - 361 Idle Road, Bolton Junction, Bradford, BD2 2AH | 01274 627444 | sales@wwestateagents.com | www.wwestateagents.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.







Fagley Drive, Bradford, BD2 3LE
Offers In The Region Of £180,000

Fagley Drive, Bradford, BD2 3LE

1 3 1

** NO ONWARD CHAIN ** POPULAR RESIDENTIAL LOCATION ** AMPLE OFF-STREET PARKING ** POTENTIAL TO EXTEND S.T.P.P ** IDEAL DFIRST TIME BUYER HOME ** ENCLOSED REAR GARDEN ** A 3 bedroom semi-detached house presenting an excellent opportunity for young professionals and first-time buyers. Offered to the market with no onward chain, this property is ready for you to make it your own.

Upon entering, you are greeted by a welcoming entrance hall featuring a uPVC door, a radiator, and carpeted flooring. The layout flows seamlessly into a spacious through lounge diner, where natural light pours in through windows at both the front and rear, ample space for living space and a family dining table, finished with carpeted flooring, neutral decor and gas central heating. The kitchen, located at the rear of the property, is equipped with wall and base units, an integral electric oven and gas hob, along with plumbing for appliances. A door leads to the rear garden, while a window to the side allows for additional light.

Venturing to the first floor, you will find two generously sized double bedrooms, both adorned with double glazing, neutral decor, and carpeted flooring. A third single bedroom, ideal for a child's room or home office, completes this level. The fully tiled family bathroom features a white three-piece suite, including a bath with a shower over, a wash hand basin, and a W/C, ensuring convenience for all.

Externally, the property boasts a large driveway extending from the front to the rear, complemented by a lawn that could potentially provide additional parking space. The enclosed rear garden, bordered by fencing, is mainly laid to lawn and features a patio seating area, also offering potential to extend S.T.P.P.

This delightful home offers a blend of comfort and practicality, making it an ideal choice for those looking to settle in a friendly community. Early internal viewings are heavily advised!















Fixtures & fittings
Three Bedroom Semi-Detached Family Home With Ample Off-Street Parking On Popular Residential Cul-De-Sac.

Rating authority
Borough Council Tax Band B

Services
INDEPENDENT MORTGAGE ADVICE AVAILABLE. HOME MOVERS - FIRST TIME BUYER - RE-MORTGAGES, INVESTORS & PROTECTION ETC. WW Estates introduce to Wallace Home Financial Ltd, who are authorised and regulated by the Financial Conduct Authority.

Tenure
Freehold