



7 Fallowfield Gardens, Bierley, Bradford, BD4 6LH

BUILDERS PART EXCHANGE- EARLY VIEWING ESSENTIAL: Modern Semi Detached that forms part of this popular small development. The house provides 3 Bedrooms, with parking and gardens to the outside. Not to be missed.

The accommodation comprises: Entrance Hall, WC, Lounge, Kitchen, 3 Bedrooms & Bathroom.

Asking Price £150,000

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ENTRANCE HALL

DOWNSTAIRS WC

LOUNGE 14'8" x 11'1" (4.47m x 3.38m)

Understairs storage cupboard. uPVC French Doors leading to garden.

KITCHEN DINER 13'6" x 11'5" (4.11m x 3.48m)

Well equipped kitchen with a range of wall and base units. Worktops and sink unit. Built in oven and hob. Integrated fridge freezer.

LANDING

BEDROOM 1 12'9" x 9'6" (3.89m x 2.9m)

BEDROOM 2 9'8" x 7'7" (2.95m x 2.3m)

BEDROOM 3 6'7" x 6'8" (2m x 2.03m)

BATHROOM 3 piece white bathroom suite. Part tiled walls and tiled flooring.

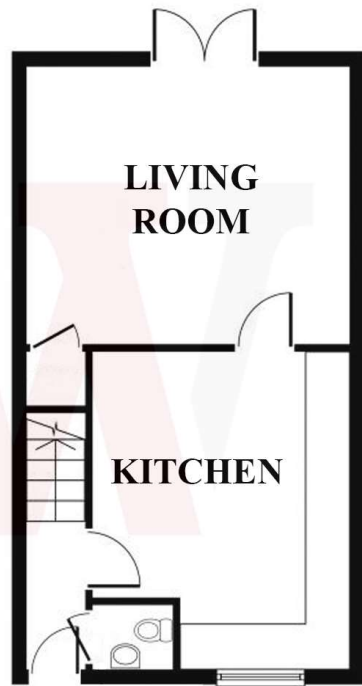
OUTSIDE Driveway to the side. Pleasant garden to the rear with a decking terrace.

COUNCIL TAX Band B

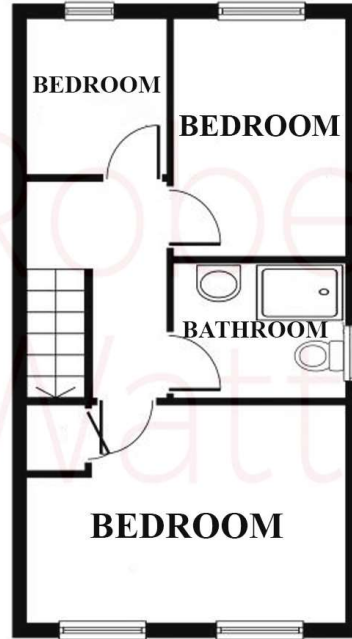
TENURE Freehold

The Fixtures & Appliances included have not been tested and therefore no guarantee can be given that they are in working order. Every care has been taken with the preparation of these sales particulars, but complete accuracy cannot be guaranteed. If there is any point, which is of particular importance you should obtain independent verification, or we will be pleased to check them for you. These sales particulars do not constitute a contract or part of a contract.





GROUND FLOOR



FIRST FLOOR