



6 Winchester Gardens, Laisterdyke, Bradford, West Yorkshire, BD4 8UJ

NO CHAIN: Well presented Detached which we feel would make an ideal family home, and ready to move into. Situated part of this ever popular small development, ideally located close to both Bradford and Leeds. Provides 4 Bedrooms + En Suite and converted garage which is now an extra living room.

Early viewing is essential to avoid disappointment. The accommodation comprises: Hall, WC, Lounge, Dining Room, Kitchen, Sitting Room, Utility Room, 4 Bedrooms, En Suites & Family Bathroom.

Asking Price £255,000

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ENTRANCE HALL

LOUNGE 15'1" (4.6) into bay window x 12' (3.66) into alcove

Attractive feature fireplace with marble surround, built in gas fire. Solid wood flooring. Archway leading to :-

DINING ROOM 9'6" x 7'8" (2.9m x 2.34m)

Sliding patio doors leading to the garden.

KITCHEN 9'3" x 8'8" (2.82m x 2.64m)

Well equipped fitted kitchen with a range of modern wall and base units, worktops and sink unit.

UTILITY ROOM 4'7" x 4' (1.4m x 1.22m)

SITTING ROOM 15'11" x 8' (4.85m x 2.44m)

DOWNSTAIRS W/C

LANDING

MASTER BEDROOM 13' (3.96) x 9'7" (2.92) + Fitted wardrobes

Fitted part mirrored sliding wardrobes.

EN-SUITE SHOWER ROOM 5'5" x 5'2" (1.65m x 1.57m)

White suite with fitted vanity sink unit, corner shower cubicle. Heated towel rail. Tiled walls and flooring.

BEDROOM 2 11'6" x 8'4" max (3.5m x 2.54m max)

Modern wardrobes.

BEDROOM 3 10'x 9'3" (3.05mx 2.82m)

BEDROOM 4 8'2" x 7'3" (2.5m x 2.2m)

BATHROOM/W/C 6'3" x 5'8" (1.9m x 1.73m)

Impressive, modern, white bathroom suite. Heated towel rail. Tiled walls and flooring.

OUTSIDE Driveway and parking at the front. With it been on the end, offers scope and potential for side extension (subject to the relevant planning permission). Pleasant garden at the back.

TENURE Freehold

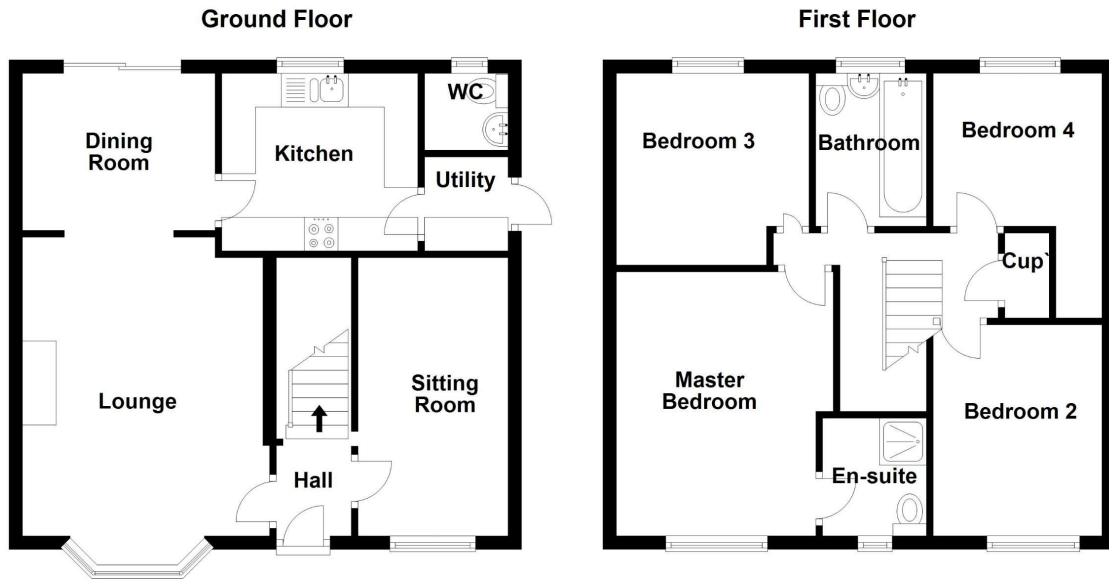
COUNCIL TAX BAND E - Bradford

MORTGAGES We recommend The Mortgage Maestro, who are whole of market mortgages brokers. They have exclusive rates that are not available on the high street. Ben is on hand to discuss all of your mortgage needs. If you would like to arrange an appointment, contact us today.

Your home may be repossessed if you do not keep up repayments on your mortgage.

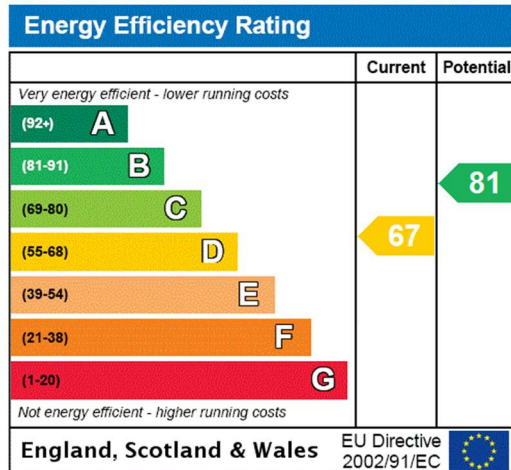
The Fixtures & Appliances included have not been tested and therefore no guarantee can be given that they are in working order. Every care has been taken with the preparation of these sales particulars, but complete accuracy cannot be guaranteed. If there is any point, which is of particular importance 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.





Please note this floor plan is not to scale and should not be relied on as a basis to purchase this property.
Plan produced using PlanUp.

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