



27 Thorndene Way, Westgate Hill, Bradford, BD4 0SW

EXTENDED.

Semi Detached True Bungalow that forms part of this ever popular cul de sac development. Provides 2 EXTENDED BEDROOMS that have been extended at the back. Ideally located close to Birkenshaw, East Bierley and Drighlington. NOT TO BE MISSED.

The accommodation comprises: Hallway, Lounge, Kitchen, 2 Bedrooms & Shower Room.

Asking Price £195,000

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HALLWAY Access to Loft, via pull down loft ladder. Separate cloaks cupboard.

LOUNGE 17' x 10' (5.18m x 3.05m)

KITCHEN 10' x 8' (3.05m x 2.44m)

Range of kitchen units, worktops and sink unit. Built in oven and hob. Integrated fridge and freezer.

BEDROOM 1 16' x 7' max (4.88m x 2.13m max)

Extended bedroom with fitted wardrobe.

BEDROOM 2 20' x 8' max (6.1m x 2.44m max)

Extended bedroom. PVC door leading to the garden.

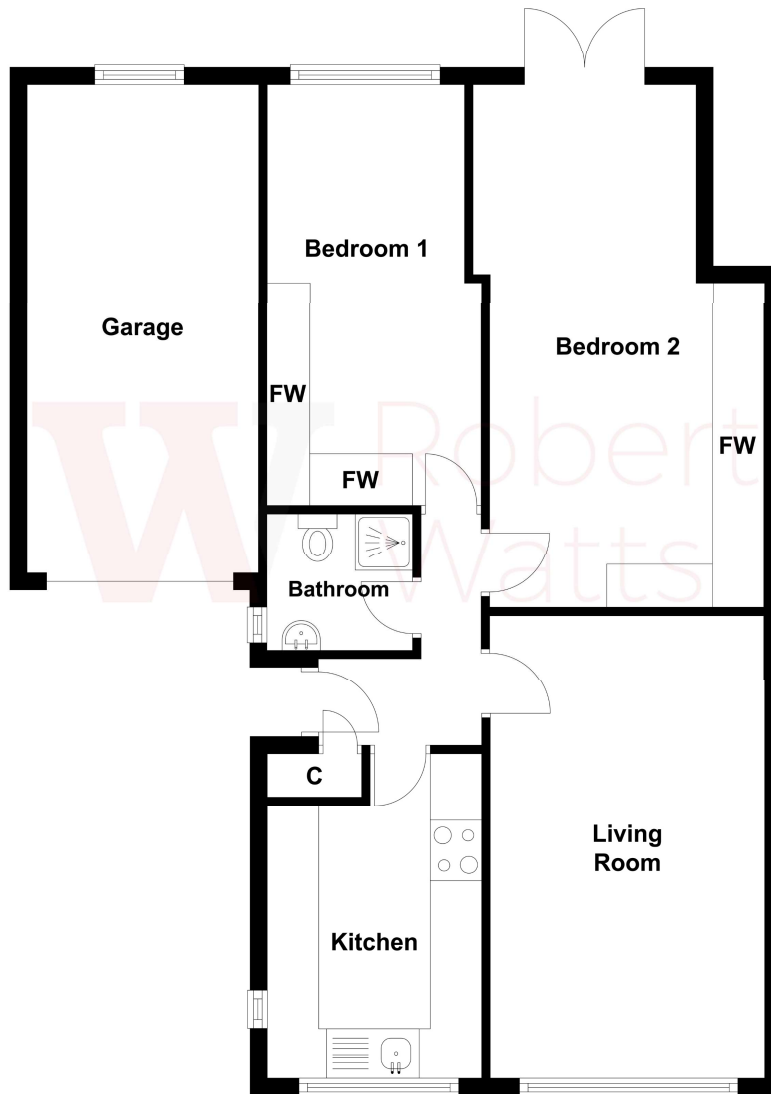
SHOWER ROOM/W.C.

OUTSIDE Occupying a cul de sac position with garden to front. Driveway and garage at the side and access to rear garden.




PLEASE NOTE If you proceed with an offer on this property we are obliged to undertake mandatory Anti Money Laundering checks on behalf of HMRC. All estate agents have to do this by law and we outsource this process to our compliance partners Credas who charge a fee for this service.

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.





Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C	79 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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