



19 Plumpton Walk, Wrose, Bradford, BD2 1PD

Inner town house currently providing TWO BEDROOM accommodation. Of likely appeal to a variety of buyers including FTB and downsize. The OFF ROAD PARKING, PLEASANT REAR GARDEN and GOOD SIZE KITCHEN further add to the appeal here. Within walking distance of Wrose Village amenities, including Low Ash Primary and offers access to both Five Lane Ends and Shipley. Contact Robert Watts to arrange YOUR VIEWING today.

£160,000

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COUNCIL TAX Bradford

Band B

TENURE Freehold

ENTRANCE HALL Laminate floor

LOUNGE 13'1" x 12'8" (4m x 3.86m)

KITCHEN 13' x 7'1" (3.96m x 2.16m)

Selection of wall and base units, oven, hob and extractor, stainless steel sink unit, plumbed for automatic washer. Lino floor and under stairs store

FIRST FLOOR LANDING Access to loft

BEDROOM ONE 15'9" max x 9'7" (4.8m max x 2.92m)

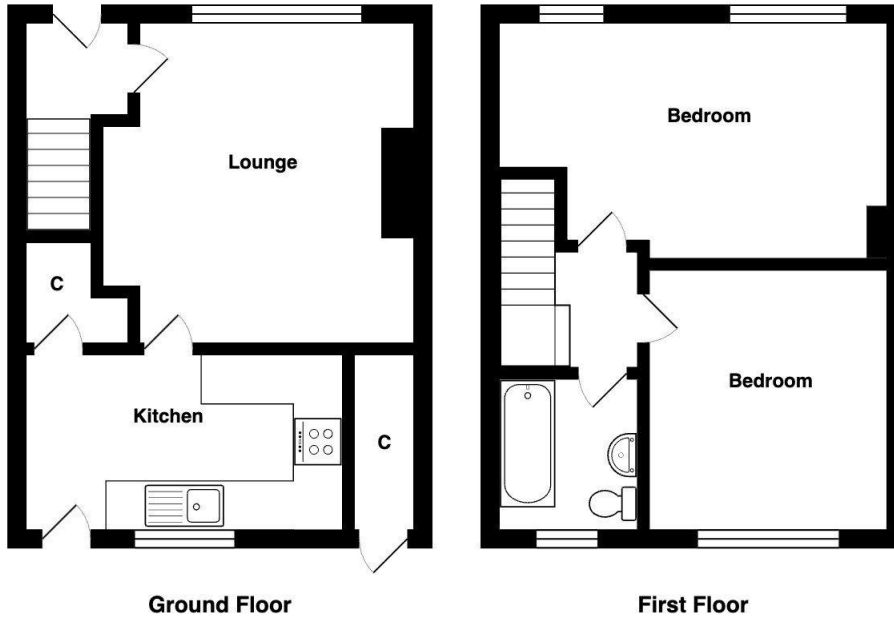
BEDROOM TWO 10'5" x 9'7" (3.18m x 2.92m)

BATHROOM Three piece white suite with fully tiled walls and tiled floor

OUTSIDE Off road parking to front and garden to rear including patio

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.





Total Area: 61.0 m² ... 656 ft²

All measurements are approximate and for display purposes only

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B		86
(69-80) C		
(55-68) D	61	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales	EU Directive 2002/91/EC	

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