



3 Bromet Place, Bradford, BD2 3BH

Stone built inner terrace currently providing THREE BEDROOM well presented accommodation. This fine example boasts a GOOD SIZE MODERN KITCHEN, USEFUL CELLAR and LARGE ATTIC BEDROOM which could easily be split into two rooms. Forming part of this popular part of BD2 offering access to multiple local amenities and schools. Contact Robert Watts to arrange YOUR VIEWING today.

Asking Price £160,000

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3 Bromet Place, Bradford, BD2 3BH

COUNCIL TAX Bradford

Band A

TENURE Freehold

DIRECT ACCESS TO

LIVING ROOM 12'7" (3.84) max x 11' (3.35) max

Feature fireplace

KITCHEN 12'7" x 13' (3.84m x 3.96m)

Modern wall and base units, worktops with sink unit, double oven, hob and extractor. Integrated automatic washer and integrated fridge freezer

CELLAR With power and light

LANDING

BEDROOM ONE 11'5" (3.48) to chimney breast x 9'1" (2.77) plus robes

Fitted wardrobes

BEDROOM TWO 10'3" x 7'3" (3.12m x 2.2m)

SHOWER ROOM Comprising of shower cubicle, wash basin, w.c, fully tiled walls and tiled floor

ATTIC 19'1" (5.82) x 9'6" (2.9) plus robes

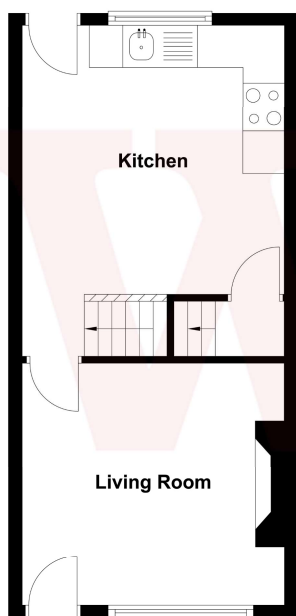
Fitted wardrobes and Velux window

OUTSIDE Fore yard, pleasant yard garden to rear

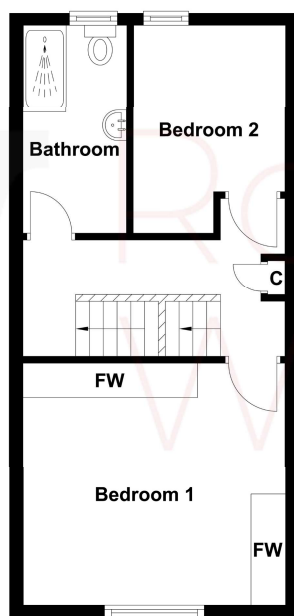
The Fixtures & Appliances included have not been tested and therefore no guarantee can be given that they are in working order. Every care has been taken with the preparation of these sales particulars, but complete accuracy cannot be guaranteed. If there is any point, which is of particular importance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



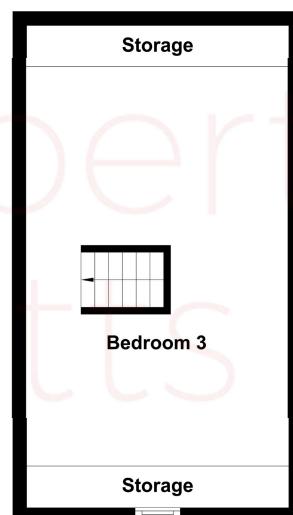
Ground Floor



First Floor



Second Floor



Score	Energy rating	Current	Potential
92+	A		
81-91	B		84 B
69-80	C		
55-68	D		
39-54	E	54 E	
21-38	F		
1-20	G		