



16 Evesham Grove, Idle, Bradford, BD10 8TN

WOW – Check out our KEY FACTS FOR BUYERS report for much more information on this STUNNING HOME! Occupying an enviable CUL-DE-SAC plot which forms part of this understandably sought after part of Idle – a short walk to the popular Blakehill Primary school. Rest assured the current owners have loved, cared for and improved this FOUR BEDROOM home during their 20 plus years here. So many wonderful family friendly features here which can only be fully appreciated upon a detailed viewing. Contact ROBERT WATTS 24hours a day, 7 days a week to book YOUR VIEWING!

Offers Over £320,000

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COUNCIL TAX Band E

ENTRANCE HALL With W.C off

LOWER GROUND FLOOR OFFICE 9'7" x 7'7" (2.92m x 2.3m)

LOWER GROUND FLOOR BEDROOM 14'4" x 10'9" (4.37m x 3.28m)

EN-SUITE SHOWER ROOM Shower cubicle, W.C and wash basin

LOUNGE 16'3" x 11'9" (4.95m x 3.58m)

DINING ROOM 8'8" x 8'8" (2.64m x 2.64m)

Patio door to garden

KITCHEN 10'8" x 8'7" (3.25m x 2.62m)

Comprising of wall and base units, worktops with metro tiles, stainless steel sink unit, fitted oven, hob and extractor, laminate floor and open to dining room

CONSERVATORY 9'6" x 9' (2.9m x 2.74m)

BEDROOM TWO 11'9" x 11'9" (3.58m x 3.58m)

Patio doors to conservatory

BEDROOM THREE 11'9" x 8'9" (3.58m x 2.67m)

BEDROOM FOUR 8'9" x 8'1" (2.67m x 2.46m)

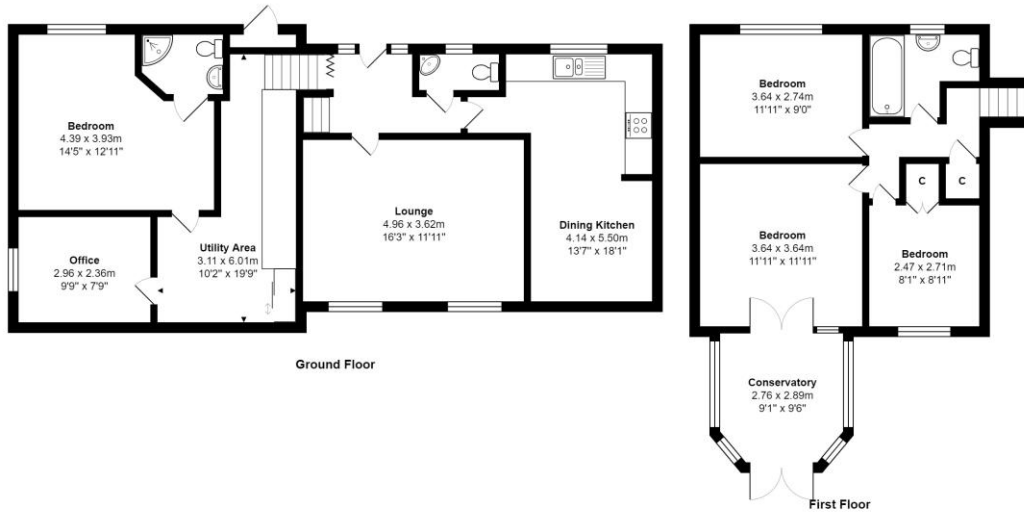
Built in wardrobes

BATHROOM Three piece modern white suite with fitted over bath shower

OUTSIDE Very pleasant 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.





Total Area: 134.2 m² ... 1445 ft²
 All measurements are approximate and for display purposes only

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