Robert Watts

The Family Estate Agent

21 Mount Avenue, Eccleshill, Bradford, BD2 2JB

NO CHAIN – Inner through terrace in need of updating – currently providing THREE BEDROOM (one being attic) TWO RECEPTION ROOM accommodation. Forming part of the ever popular “Mounts” in Eccleshill with easy access to many local amenities. Of likely appeal to a variety of buyers, contact Robert Watts to arrange YOUR VIEWING today.

£100,000

01274 614804 highfield@robertwatts.co.uk robertwatts.co.uk

Highfield Office: 21 Highfield Road, Bradford, BD2 2AU

RWEstateAgents @robertwatts_

arla | propertymark naea | propertymark

21 Mount Avenue, Eccleshill, Bradford, BD2 2JB

DIRECT ACCESS TO

LIVING ROOM 12'2" max x 11'2" (3.7m max x 3.4m)

KITCHEN DINER 13' x 12'3" (3.96m x 3.73m)
Selection of wall and base units, work tops, useful under stairs store

FORMER KITCHEN 11'1" x 5'3" (3.38m x 1.6m)

BEDROOM 1 12'2" max x 11'1" (3.7m max x 3.38m)
Useful store closet

BEDROOM 2 13' max x 6'3" (3.96m max x 1.9m)

BATHROOM Three piece coloured suite

ATTIC 17'4" (5.28) max overall x 12'3" (3.73) max

BUILDING REGULATIONS N.B We advise all interested parties to clarify the position regarding building regulations and any relevant planning permissions with their legal representative prior to proceeding.

OUTSIDE Yard / off road parking 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.

Please note this is a guide only and should not be relied upon for accurate measurements.
Plan produced using PlanUp.

01274 614804 highfield@robertwatts.co.uk robertwatts.co.uk
Highfield Office: 21 Highfield Road, Bradford, BD2 2AU
RWEstateAgents @robertwatts_

arla | propertymark naea | propertymark