



17 Mandale Road, Bradford, BD6 3JS

**** OFFERED WITH NO CHAIN ** EXTENDED TO THE REAR ** IN NEED OF SOME COSMETIC UPDATING THROUGHOUT **** Situated within this popular residential area being ideal for many local amenities, schools and commuter links is this **BAY WINDOW SEMI DETACHED** property offering **THREE BEDROOMS, TWO RECEPTION ROOMS** and benefitting further from **GCH DG** and a kitchen extension. Good size gardens to front and rear with large detached double garage, this property lends itself to possible further extension (subject to the relevant permissions). We feel this is **PRICED TO SELL** and strongly urge early arrangement of viewing.

£150,000

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ENTRANCE PORCH

HALLWAY

LOUNGE 14'9" (4.5) max into bay x 12'1" (3.68)

French doors leading to dining room

DINING ROOM 13'8" approx x 9'7" (4.17m approx x 2.92m)

Understair store and traditional cupboards to alcove, opening to the kitchen

LEAN TO KITCHEN EXTENSION 12'9" x 8'2" (3.89m x 2.5m)

Selection of base units, worktops, sink and drainer. Cooker point and plumbing for washer

LANDING

Loft access

BEDROOM ONE 9'6" x 12'8" (2.9m x 3.86m)

Cast iron feature fireplace

BEDROOM TWO 9'6" x 9'3" (2.9m x 2.82m)

BEDROOM THREE 6'9" x 8'1" (2.06m x 2.46m)

BATHROOM

Three piece suite with shower over panelled bath and screen. Sink and W.C

OUTSIDE

Gardens to the front, driveway to the side for several cars. Large garden to the rear with detached double garage which has power and light

FURTHER INFORMATION

Council Tax - Band B

Tenure - Freehold


MORTGAGES

We recommend The Mortgage Maestro, who are whole of market mortgage brokers. They have exclusive rates that are not available on the high street. Ben is on hand to discuss all of your mortgage needs. If you would like to arrange an appointment, contact us today.

Your home may be repossessed if you do not keep up to repayments on your mortgage.

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.



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