



14 Newill Close, West Bowling, Bradford, BD5 8QY

**** OFFERED WITH NO CHAIN ** POPULAR STYLE OF SEMI DETACHED ** CUL DE SAC LOCATION ****

Viewing is strongly advised for this spacious semi detached offering THREE BEDROOM accommodation. Situated within this increasingly sought after part of West Bowling where properties continue to sell well! Close to many amenities, schools, Bowling Park and access links to the motorway. Benefitting further from GCH DG, drive and garage plus pleasant gardens to front and rear.

£170,000

T 01274 601119 **E** wibsey@robertwatts.co.uk **W** robertwatts.co.uk
Wibsey Office: 140 High Street, Wibsey, BD6 1JZ

f RWEstateAgents **t** @robertwatts_

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ENTRANCE HALL

Part panelled walls and under stair store

LOUNGE 12'11" x 14'7" (3.94m x 4.45m)

Feature fireplace

DINING KITCHEN 14'6" x 8'7" (4.42m x 2.62m)

Fitted kitchen with a selection of wall and base units, worktops, sink and drainer, plumbing for washer and gas cooker point.

UTILITY/STORE 5'5" x 5'9" (1.65m x 1.75m)

Housing boiler, plumbing.

FIRST FLOOR LANDING

BEDROOM ONE 13'11" x 10'9" (4.24m x 3.28m)

Useful store cupboard

BEDROOM TWO 10'9" (3.28) x 9'9" (2.97) plus recess

Loft access

BEDROOM THREE 9'6" (2.9) x 7'1" (2.16) max overall

BATHROOM Bath with mixer shower tap and sink basin. Separate W/C

OUTSIDE

Pleasant lawned gardens to the front with driveway leading to garage. Good size lawn gardens to the rear with decked seating area.

PLEASE NOTE

The property is being sold via probate therefore some information may be limited.

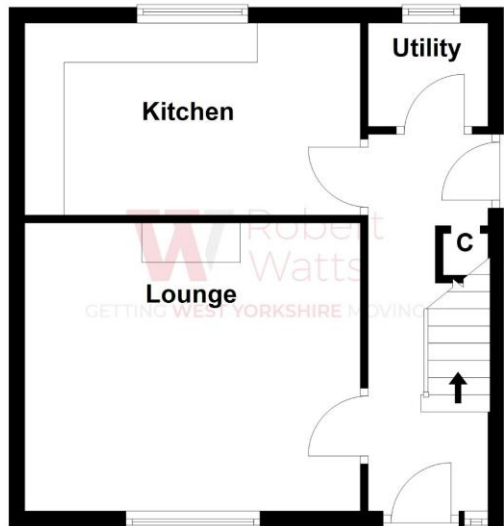
BUYER DISCLAIMER

Please note if you proceed with an offer on this property, we are obliged to undertake mandatory Anti Money Laundering checks on behalf of HMRC. All estate agents have to do this by law and we outsource this process to our compliance partners Credas who charge a fee for this service.

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



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