



Walton Drive, Drighlington Bradford BD11 1JN

welcome to

Walton Drive, Drighlington Bradford

PERFECT FTB/YOUNG FAMILY HOME, THREE BEDROOM SEMI DETACHED accommodation, DRIVEWAY providing ample parking, SINGLE GARAGE, LIVING ROOM, KITCHEN/DINER, HOUSE BATHROOM and SEPARATE WC. Close proximity to local amenities and having good access to motorway links.

Entrance Porch

uPVC double glazed door to the front.

Living Room

uPVC double glazed window to the front, gas central heating radiator.

Kitchen/Diner

Has a fully fitted kitchen with a range of wall and base units with complementary work surfaces over, incorporating sink and drainer, induction hob, integrated dishwasher, fridge freezer and washing machine, uPVC double glazed window to the rear, uPVC double glazed patio doors.

First Floor Landing

uPVC double glazed window to the side, storage cupboard, loft access.

Bedroom One

uPVC double glazed window to the front, fitted wardrobes, gas central heating radiator.

Bedroom Two

uPVC double glazed window to the rear, gas central heating radiator.

Bedroom Three

uPVC double glazed window to the front, gas central heating radiator.

House Bathroom

Comprising of a bath with shower over, wash hand basin, heated towel rail, uPVC double glazed window to the rear.

Separate Wc

Low level flush WC, uPVC double glazed window to the side.

Exterior

Driveway providing ample off street parking, leading to a single garage, lawned garden to the front with mature plants and shrubs and to the rear is a paved and lawned garden.





view this property online williamhbrown.co.uk/Property/MLY112110



welcome to

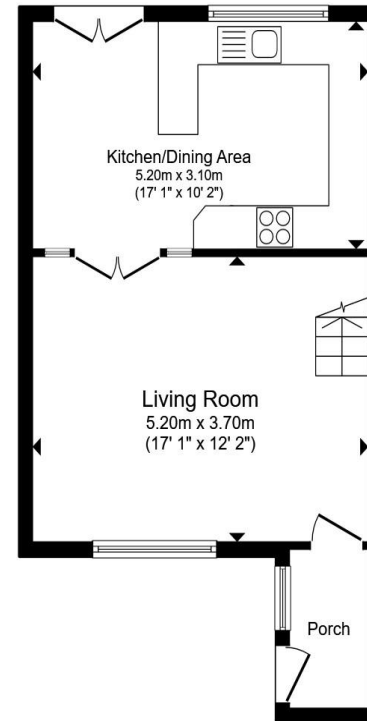
Walton Drive, Drighlington Bradford

- Three bedroom semi detached accommodation
- Sought after residential location
- Driveway and single garage
- Gardens to both front and rear
- Close proximity to local amenities

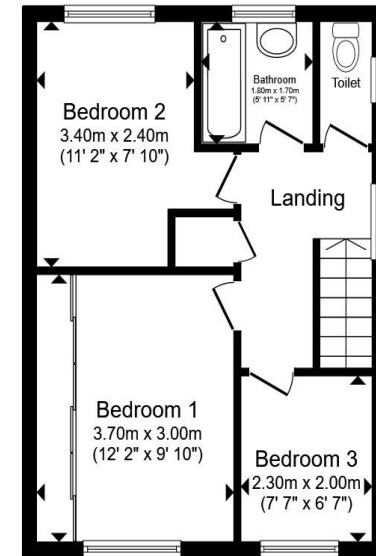
Tenure: Freehold EPC Rating: D

Council Tax Band: B

£200,000



Ground Floor



First Floor

Total floor area 76.2 m² (820 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io


william
h brown

view this property online williamhbrown.co.uk/Property/MLY112110



Property Ref:
MLY112110 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.


william h brown



0113 253 7100



Morley@williamhbrown.co.uk



80 Queen Street, Morley, LEEDS, West
Yorkshire, LS27 9BP



williamhbrown.co.uk