



## Kings Road, Bradford

- Extended True Bungalow
- Popular Location
- Flexible Accommodation
- Level Plot
- Driveway and Garage
- Well Presented

**Asking Price £225,000**

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# Kings Road, Bradford

## DESCRIPTION

Welcome to an exceptional opportunity that blends comfortable living with prime convenience. This extended semi-detached bungalow, boasting two bedrooms and a flexible layout, is ready to become your new haven. With a "no chain" advantage, your transition to this inviting home will be smooth and hassle-free. Situated in a sought-after area near Wrose and Five Lane Ends, this residence offers easy access to a host of amenities and services.

The property offers versatile living as you explore the well-presented two-bedroom accommodation. The layout has been thoughtfully designed to accommodate a range of occupiers. Each space flows seamlessly into the next, offering you the freedom to create personalized zones suited to your needs.

This property becomes even more enticing with its ideal location. Forming part of the highly coveted locality around Wrose and Five Lane Ends, you'll find yourself conveniently close to a range of amenities. From local shops to schools, everything you need is within easy reach, making daily life a breeze.

The bungalow's charm is further amplified by its extended living space. This thoughtful addition enhances the overall comfort of the property, providing room for relaxation and entertainment.

As you step outside, you'll discover the harmonious blend of form and function in the exterior features. A driveway and garage offer the convenience of secure parking while adding a touch of practicality to your daily routine. The well maintained front and rear gardens provide not only a visual delight but also a serene backdrop for your outdoor activities and leisure moments.

Bungalows of this calibre are in high demand and rarely linger on the market. Seize the opportunity to make this charming abode your own before it's too late.







## ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A	85	
(81-91) B		
(69-80) C		
(55-68) D	45	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

**THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

## Viewing

Please contact our Hunters Shipley Office on 01274 594040 if you wish to arrange a viewing appointment for this property or require further information.

7-9 Briggate, Shipley, BD17 7BP

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