



## Lund Street

Bingley, BD16 4JN

Price £275,000



A superbly presented modern townhouse offering spacious and versatile accommodation arranged over four floors, ideally positioned within easy reach of Bingley town centre. Featuring four bedrooms, two en-suite shower rooms, impressive vaulted ceilings, private parking and well-appointed living space throughout, this property is offered for sale with no onward chain.

Occupying a popular and convenient residential setting, this substantial home provides flexible accommodation suited to a variety of purchasers, including families and professionals alike. The property benefits from modern kitchen and bathroom fittings, gas central heating and double glazing throughout. Internal inspection is highly recommended to fully appreciate the generous proportions and layout on offer.

Externally, the property enjoys a low-maintenance paved rear seating area together with an allocated parking space nearby.

The property is superbly situated close to the heart of Bingley town centre, where a wide range of shops, cafés, bars and everyday amenities can be found. The area is well served by highly regarded primary and secondary schools, while excellent road and rail connections provide convenient access to Bradford, Leeds and surrounding business centres.



### Area Map



### Floor Plans



### Energy Efficiency Graph



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.