

HUNTERS[®]

HERE TO GET *you* THERE



Netherhall Road

ShIPLEY, BD17 6QE

£265,000



Hunters Estate Agents are delighted to offer to the market this three bedroom semi detached property located just off Station Road. This sought after location has an abundance of amenities just a short distance away, these include Baildon Village that caters for day to day needs, three primary schools all less than a mile away and Titus Salt Secondary School around a mile away. Baildon Train Station offers access to Leeds Station and the wider rail network. Internally the well presented accommodation briefly comprises entrance hallway, lounge, open plan dining kitchen, first floor landing, three bedrooms and house bathroom. Externally there is a front garden area, double side driveway leading to double garage and rear garden with paved seating area. Viewing Advised.



Entrance Hall 0'0" x 0'0" (0 x 0)

Lounge 12'4" x 13'6" (3.75 x 4.12)

Dining Kitchen 18'7" x 11'2" (5.66 x 3.4)

Landing 0'0" x 0'0" (0 x 0)

Bedroom 1 11'0" x 12'3" (3.35 x 3.74)

Bedroom 2 10'10" x 10'3" (3.29 x 3.12)

Bedroom 3 9'4" x 7'5" (2.84 x 2.27)

House Bathroom 0'0" x 0'0" (0 x 0)

Outdoor Space 0'0" x 0'0" (0 x 0)

Front garden area, side double driveway leading to double garage, rear garden with patio seating area.

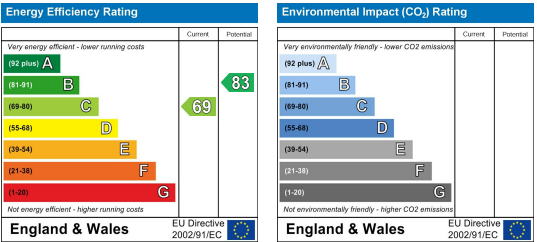
Area Map



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.