



86 Gloucester Road

Bingley, BD16 4RW

£195,000



A very much enhanced and extended three bedroom semi detached home, situated in a most convenient location close to Bingley town centre, its amenities and transport connections.

Offered to the market with no onward chain, and having been recently refurbished by the current owner, a viewing to a most attractive home, does indeed come wholeheartedly recommended. Being ideally positioned for local schools, shops and recreational facilities the impressive property should be viewed to be appreciated.

It comprises; entrance hall, open plan lounge, dining and conservatory, kitchen with complimentary granite worksurfaces and plumbing for washing machine or dishwasher, and large office which could be used as a play room or gym to the ground floor.

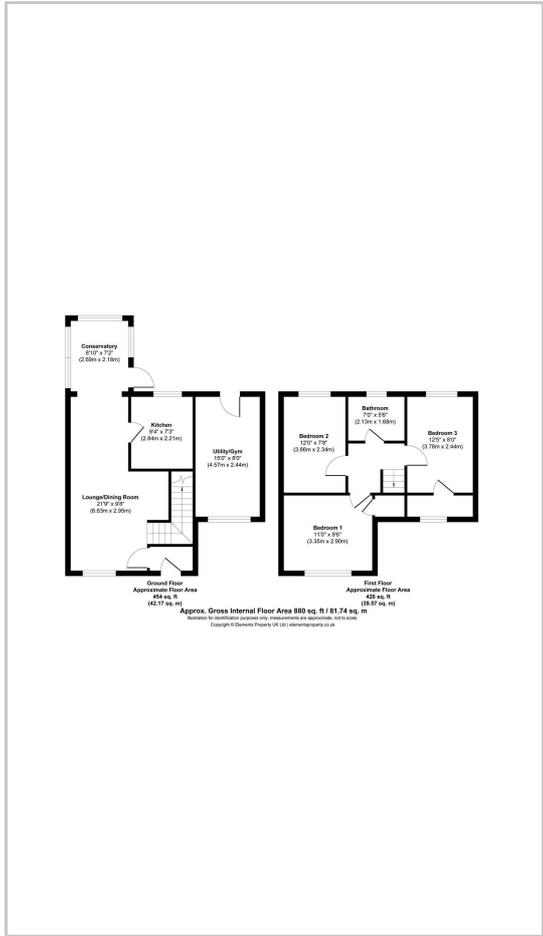
To the first floor are three double bedrooms with the master offering en suite shower facilities and contemporary house bathroom. Externally is off street parking to the front, a low maintenance garden with planted borders and to the rear a superb low maintenance patio with fenced boundaries taking full advantage of the impressive secluded southerly aspect.



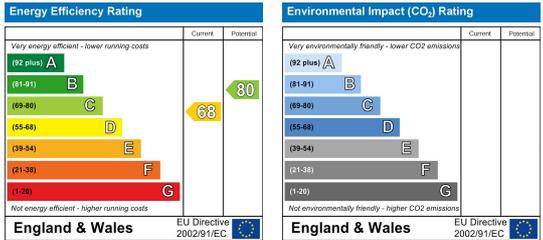
Area Map



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.