



HUNTERS  
BRADFORD  
HUNTERS.COM

## Telscombe Drive

Bradford, BD4 9AF

Offers Over £130,000



This neutrally decorated three-bedroom semi-detached house is offered for sale in Bradford and will appeal to families, first time buyers and investors alike. The property provides two separate reception rooms, offering flexible living and dining arrangements, together with one kitchen and one bathroom.

Accommodation includes two double bedrooms and a further single bedroom, making it suitable for a range of household needs. A private garden provides valuable outdoor space for relaxation, play or entertaining.

The property is well placed for local amenities, with everyday shopping facilities, cafés and services available in the surrounding area. Nearby schools make the location practical for families seeking access to primary and secondary education within a short distance.

Public transport links are readily accessible, with bus routes connecting to Bradford city centre for a wider range of retail, leisure and employment opportunities. From Bradford Interchange, rail services run to Leeds, Manchester and beyond, with typical journey times of around 20 minutes to Leeds and around an hour to Manchester, making the area suitable for commuters.



## GROUND FLOOR

LIVING ROOM 11'3" x 11'11" (3.44 x 3.65)

LIVING ROOM 11'3" x 11'11" (3.44 x 3.65)

DINING ROOM 11'3" x 7'6" (3.45 x 2.29)

## FIRST FLOOR

BEDROOM ONE 11'0" x 11'3" (3.37 x 3.44)

BEDROOM TWO 9'3" x 9'5" (2.82 x 2.89)

BEDROOM THREE 8'3" x 8'3" (2.52 x 2.52)

BATHROOM 4'8" x 7'1" (1.44 x 2.17)

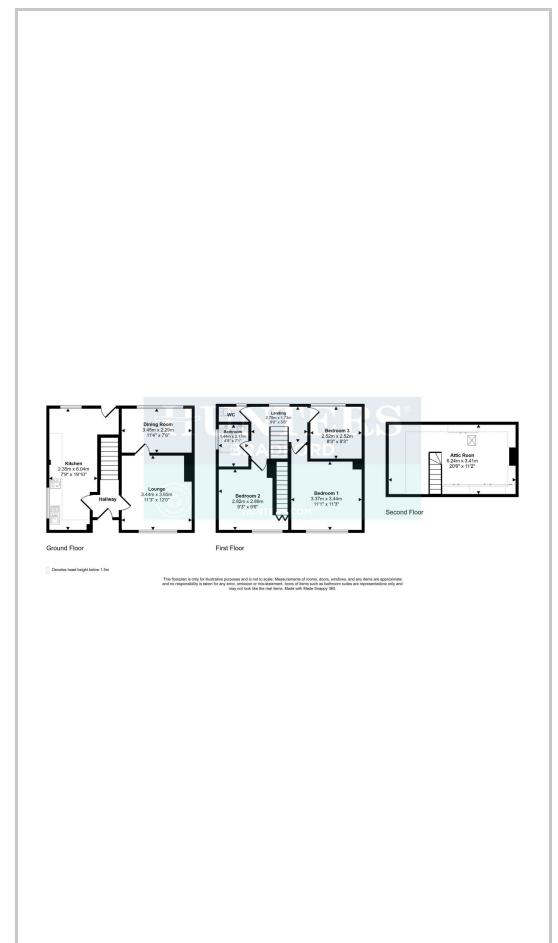
W/C

ATTIC 20'5" x 11'2" (6.24 x 3.41)

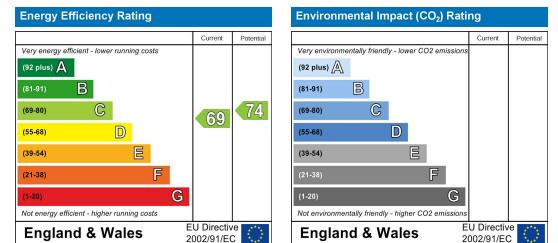
## Area Map



## 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.