

# HUNTERS®

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## Byron Street

Bradford, BD3 0AR

Price £55,000



This neutrally decorated two-bedroom flat is offered \*\*for sale\*\* in Bradford and is suited to both first-time buyers and investors. Located on the ground floor of a residential development, the property benefits from secure gated parking, providing added convenience and peace of mind.

The flat features an open-plan reception room and kitchen, creating a practical space for living, dining and cooking. Both bedrooms are doubles, offering flexible accommodation for occupiers needing additional space for guests, home working or storage. There are two bathrooms, providing useful facilities for sharers or those seeking an en-suite and separate guest bathroom arrangement.

Byron Halls is situated within reach of Bradford city centre, where you will find a wide range of shops, cafés and restaurants, as well as cultural venues such as the Alhambra Theatre and the Science and Media Museum. Local green spaces, including Peel Park, offer opportunities for walking and recreation.

Public transport links are accessible, with Bradford Interchange and Bradford Forster Square stations providing rail services to Leeds, Halifax and further afield; journey times to Leeds are typically around 20 minutes



Hallway

Kitchen / Livingroom 17'4" x 16'9" (5.30 x 5.12)

Bedroom One 13'4" x 9'2" (4.08 x 2.81)

Bedroom Two 11'1" x 7'10" (3.38 x 2.40)

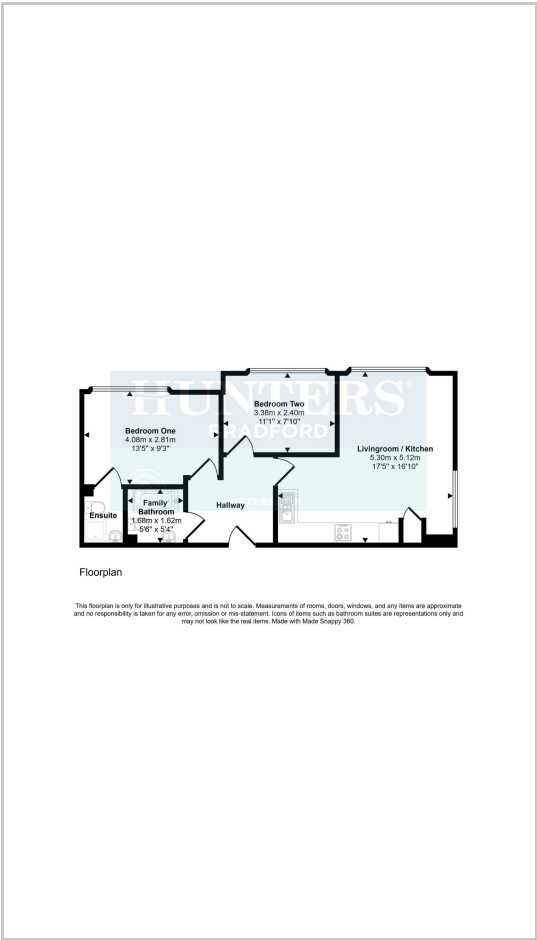
Ensuite

Family Bathroom 5'6" x 5'3" (1.68 x 1.62)

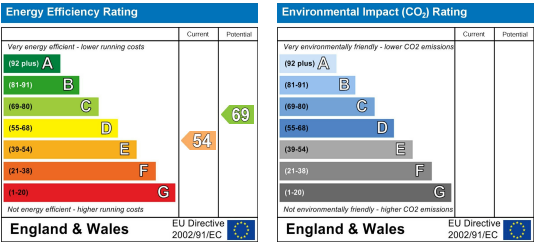
Area Map



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.