

HUNTERS®

HERE TO GET *you* THERE

18 Mill Holme Fold, Bradford, West Yorkshire, BD10 0FA

Price £239,950

Property Images



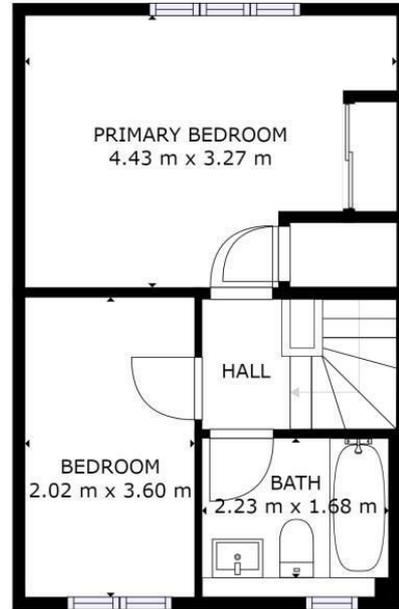
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Floorplan



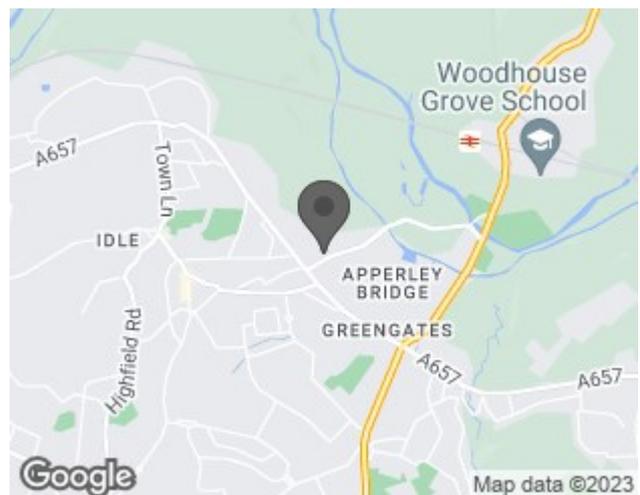
GROSS INTERNAL AREA
FLOOR 1: 32 m², FLOOR 2: 31 m²
TOTAL: 63 m²



EPC

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			97
(81-91) B		83	
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Map



Details

Type: House - Terraced Beds: 2 Bathrooms: 1 Receptions: 1 Tenure: Freehold

Summary

With an enclosed garden with southerly aspect, cul de sac position and close proximity to picturesque Canal walks this immaculately presented property which benefits from the remainder of its NHBC is sure to appeal to a FIRST TIME BUYER or YOUNG FAMILY.

Accommodation briefly consists of an entrance hallway, guest wc, lounge and dining kitchen with french doors leading out to the rear garden. To the first floor can be found the two bedrooms and main house bathroom. Externally there is off-street parking to the front and an enclosed, paved and lawned garden to the rear.

Features

• CUL DE SAC POSITION • SUPERBLY PRESENTED THROUGHOUT • REMAINDER OF BUILDERS GUARANTEE • PERFECT FOR FIRST TIME BUYER OR YOUNG FAMILY • CLOSE TO SHOPS, SCHOOLS, AMENITIES AND TRAIN STATION • EPC RATING = B • ENCLOSED GARDEN WITH SOUTHERLY ASPECT • £850-£950 PER MONTH POTENTIAL RENTAL INCOME