HUNTERS®

HERE TO GET *you* THERE



Meadowcroft Rise

Bradford, BD4 6EP

Offers In The Region Of £200,000

3 | 3 | 2 | C

Nestled in the desirable area of Meadowcroft Rise, Bradford, this charming three-bedroom detached house presents an excellent opportunity for those seeking a comfortable family home. The property boasts a spacious drive, providing ample parking space, and features a delightful conservatory that invites natural light and offers a perfect spot for relaxation or entertaining guests.

Inside, you will find a modern fitted kitchen that is both functional and stylish, catering to all your culinary needs. The house includes two generous reception rooms, allowing for versatile living arrangements, whether you prefer a formal dining area or a cosy lounge. Additionally, the convenience of a downstairs WC enhances the practicality of the home.

The front and rear gardens offer a lovely outdoor space, ideal for gardening enthusiasts or for children to play. While the property is in need of some decorative updating, it presents a wonderful canvas for you to personalise and make your own.

Situated close to local amenities and with easy access to the M606, this home is perfectly positioned for both convenience and connectivity. The EPC grade is to be confirmed, and the property falls under Council Tax







GROUND FLOOR

Kitchen 7'10" x 6'0" (2.41 x 1.83)

Bedroom Three 7'5" x 10'5" (2.27 x 3.19)

Bathroom Three 7'5" x 2'5" (2.28 x 0.74)

Living Room 15'11" x 12'1" (4.87 x 3.70)

Consevatory 8'6" x 8'4" (2.61 x 2.56)

FIRST FLOOR

Landing

Bedroom Four 7'10" x 7'3" (2.39 x 2.23)

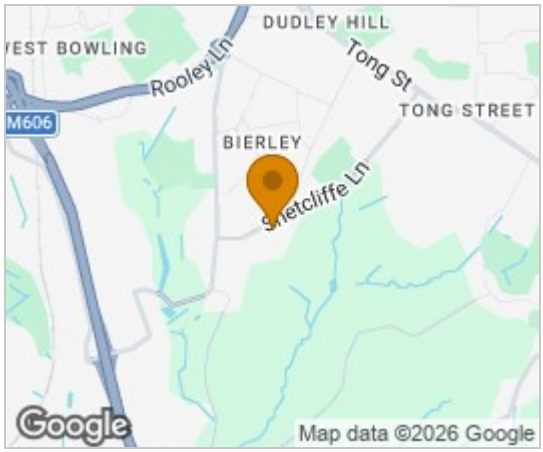
Bedroom Two 7'5" x 9'2" (2.28 x 2.81)

Bedroom One 7'5" x 12'6" (2.28 x 3.82)

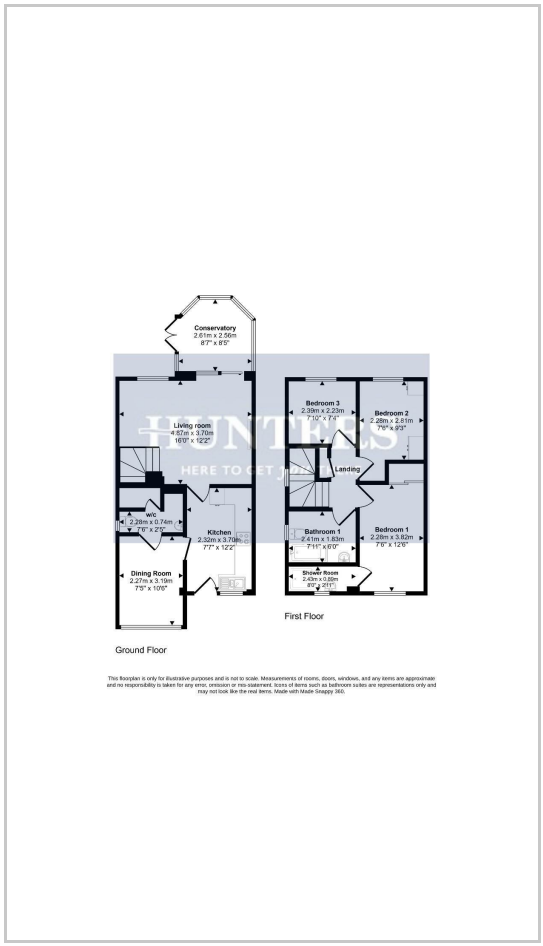
En suite 7'11" x 2'11" (2.43 x 0.89)

Bathroom One 7'10" x 6'0" (2.41 x 1.83)

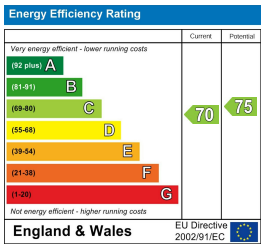
Area Map

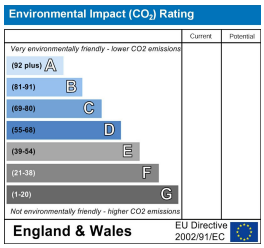


Floor Plans



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.

2 Wakefield Road, Bradford, BD4 7AT
Tel: 01274 393955 Email: bradford@hunters.com https://www.hunters.com