



4 Glendale Drive, Bradford, West Yorkshire, BD6 2LS Offers Over £219,950

Offered to the market with no onward sale chain is this THREE BEDROOM SEMI-DETACHED PROPERTY located in Bradford - BD6 with local amenities and schools nearby. Offering a master bedroom with en-suite, a spacious open-plan ground floor, and a generous garden to the rear, we expect this property to be popular with family buyers seeking a home in the area.

Internally comprising: entrance porch, hallway, open-plan dining kitchen, lounge, master bedroom with en-suite shower room, a further double and single bedroom, house bathroom and loft.

Externally the property has off-street parking for multiple cars to the front and side, a detached garage, a generous garden to the rear complete with patio, garden store and lawn, and finally a lawned garden to the front.

The property is being offered with no onward sale chain, offers extension potential (STPC), and is available to view immediately.

FOR MORE INFORMATION PLEASE CONTACT HAMILTON BOWER TODAY

GROUND FLOOR

Dining Kitchen



The hub of this family home, open-plan dining kitchen leading through to the living room.

With french doors to the garden, a side porch to the driveway, storage cupboard, and offering a generous amount of natural light.

The kitchen is fitted with a good range of shaker style units with complementary worktops, tiled splashbacks and a central breakfast bar.

Appliances - free-standing american fridge/freezer, four-burner gas hob with extractor, oven/grill, washing machine, sink with drainer.

Lounge



Good-sized lounge to the front of the property allowing for good natural light.

With a central fireplace, fan light, and ample room for a two/three-piece suite.

FIRST FLOOR

Primary Bedroom



Generous primary bedroom with accompanying en-suite shower room and a view to the garden.

With full-length fitted wardrobes, space for a dressing/office area, and ample room for a large bed with side tables.

En-Suite



En-suite shower room with wall-tiling and matching three-piece suite - corner shower, WC and wash basin.

Bedroom



Second bedroom, a further good-sized double room with a view to the front.

Offering ample room for a double bed with side tables, wardrobes and dressing furniture.

Bedroom



Third bedroom, a single room with a view to the front of the property.

Offering ideal use a child's bedroom/nursery, or to be used as a home office.

Bathroom



House bathroom with frosted window to the side of the property.
With wall-tiling and matching three-piece suite - bath, WC and wash basin.

EXTERNAL

Rear



The property benefits from a generous garden to the rear of the property offering an ideal sun-trap.

With side access or access via the french doors from the dining room, leading onto a flagged patio area offering ideal space for outdoor seating.

To the lower end is a good-sized lawn with mature tree and fence border, with access to a garden store at the rear of the garage.

Side



Off-street parking for multiple cars to the front/side of the property leading to the detached garage.

The garage has double doors, offers ideal storage space and has a garden store to the rear.

Front



Lawned garden to the front of the property with shrub/plant border and path leading to entrance porch.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(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 

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO2 emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
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