Sugdens
Sales & Lettings



Rowantree Drive, Thorpe Edge,

£145,000

* SEMI DETACHED * TWO BEDROOMS * NO ONWARD CHAIN *
* MODERN BATHROOM * GARDENS* PARKING * GREAT STARTER HOME *
A fantastic opportunity for the first time buyer to purchase this delightful two bedroom semi detached house. Benefits from both gas central heating and upvc double glazing.
Available with no onward chain and briefly comprises reception hall, cloakroom/wc, lounge, light oak effect fitted kitchen, two first floor bedrooms and a modern house bathroom with white suite.
To the outside there are gardens and parking.







Entrance Hall
With radiator.

Claokroom/WC
With low suite wc, wash basin.

Lounge
12'4" x 12'7" (3.76m x 3.84m)
With radiator, store cupboard, upvc French doors to rear garden.

Kitchen
8'5" x 5'7" extending to 7'9" (2.57m x 1.70m extending to 2.36m)
Light oak effect fitted kitchen having a range of wall and base units incorporating stainless steel sink unit, electric oven and hob, part tiled walls.

First Floor Landing

Bedroom One
9'6" x 12'4" (2.90m x 3.76m)
With radiator.

Bedroom Two
12'4" x 8'6" (3.76m x 2.59m)
With radiator.

Bathroom
Modern three piece suite, radiator.

Exterior
To the outside there is parking to the front and a garden to the rear.

Directions
From our office in Idle village take the left Idlecroft Rd, turn right onto Bradford Rd, left onto Rowantree Dr, turn left to stay on Rowantree Dr and the property will be seen displayed via our For Sale board.

TENURE
FREEHOLD

Council Tax Band
A / Bradford



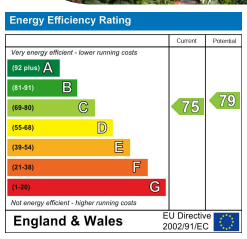


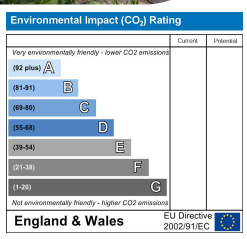






Agent Notes & Disclaimer We endeavour to make our particulars fair, accurate and reliable. The information provided does not constitute or form part of an offer or contract, nor may it be regarded as representation. All interested parties must verify accuracy and your solicitor must verify tenure/lease information, fixtures & fittings and, where the property has been extended/converted, planning/building regulation consents. All dimensions are approximate and for guidance only, as are floorplans which are not to scale, and their accuracy cannot be confirmed. Reference to appliances and/or services does not imply that they are necessarily in working order or fit for purpose. We strongly advise prospective buyers to commission their own survey or service reports before finalising their offer to purchase. **Money Laundering Regulations** Intending purchasers will be asked to produce identification and proof of finance. We would ask for your co-operation in order that there will be no delay in agreeing a sale. We are covered and members of The Property Ombudsman.





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