



Livingstone Road, Wrose,

£189,995

* DETACHED HOUSE * THREE BEDROOMS * EXTENDED KITCHEN * CONSERVATORY *

* POPULAR LOCATION * NO ONWARD CHAIN * GARDENS * PARKING *

Available with no onward chain, is this three bedroom detached house.

The family sized accommodation briefly comprises reception hall, lounge, dining area, extended fitted kitchen, conservatory, three first floor bedrooms and a house bathroom with white suite.

To the outside there are gardens and parking.



Reception Hall

Lounge

15'3" x 12' (4.65m x 3.66m)

With a coal effect gas fire in feature fireplace surround, radiator.

Kitchen

14'4" x 10'6" (4.37m x 3.20m)

Mahogany effect fitted kitchen having a range of wall and base units incorporating stainless steel sink unit, six ring cooking stove, part tiled walls and radiator.

Dining Room

10'7" x 7'4" (3.23m x 2.24m)

With radiator.

Conservatory

14' x 7'4" (4.27m x 2.24m)

With radiator.

First Floor Landing

Bedroom One

14'5" x 9' (4.39m x 2.74m)

With radiator.

Bedroom Two

7'2" x 5'10" (2.18m x 1.78m)

With radiator.

Bedroom Three

11'5" x 8'9" (3.48m x 2.67m)

With radiator.

Bathroom

Three piece white suite.

Exterior

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

Directions

From our office in Idle village take the left at the roundabout onto Idlecroft Road, at the end take the right onto Bradford Road, proceed straight ahead at the Morrisons roundabout, and upon reaching the Five Lane Ends roundabout take the fourth exit onto Wrose Road, proceed straight ahead at the junction with Kings Road and shortly after take the left onto Livingstone Road. The property will shortly be seen displayed via our For Sale board.

TENURE

FREEHOLD

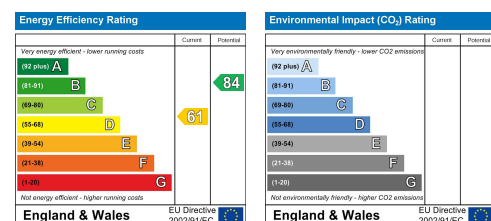
COUNCIL TAX BAND

C



Consumer Protection

We are providing these details in good faith, to the best of our ability, in obtaining as much information as is necessary for our buyers/tenants, to make a decision whether or not they wish to proceed in obtaining this property under the consumer protection regulations. We are covered and members of The Property Ombudsman.



8 The Green, Idle, Bradford, West Yorkshire, BD10 9PR Tel 01274 619999 email idle@sugdensesstates.co.uk
44 High Street, Queensbury, Bradford, West Yorkshire, BD13 2PA Tel 01274 888998 email queensbury@sugdensesstates.co.uk
13 Bradford Road, Cleckheaton, BD19 5AG Tel 01274 905905 email cleckheaton@sugdensesstates.co.uk
website www.sugdensesstates.co.uk