



Local Authority Bradford Mdc	Council Tax Band: Annual Price: A £1,238.31 (min)
Conservation Area No	Flood Risk Very Low
Floor Area 1,173.27 ft ² / 109 m ²	Plot Size 0.02 Acres
Mobile Coverage: EE Vodafone Three O2	Broadband Basic Superfast Ultrafast 16 Mbps 43 Mbps 1000 Mbps
Satellite / Fibre TV Availability	

Gladstone Street Bradford BD3-Via Modern Method Auction

Your Choice Estate Agents are please to Offer to the market with vacant possession is this large 3 bedroom mid terraced property benefiting from gas central heating and double glazing. The living accommodation briefly comprises; Entrance living room, Separate original Kitchen Two first floor bedrooms , bathroom and one large attic bedroom. To the outside of the property there is a garden . Average size garden to the rear elevation. ***For Sale by Modern Auction – T & C's apply***

Guide Price
£115,000

Your Choice Estate Agents

86 Toller Lane, Toller, Bradford, West Yorkshire, BD8 9DA
Tel: 01274 493333 Email: info@ycea.co.uk
Website: www.yourchoiceonline.co.uk



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Property comprises of.

A larger-than-average 4/5 bedroom family home. Set in the heart of Mannigham with access to good and varied local shops and excellent award-winning schools. There are good transport links in and out of Bradford City Center as well as Bingley and Shipley.

Ground floor.

Entrance Living Room

Main entrance door, Fully carpeted with radiator leading to the ground floor area, Large uPVC bay window, central heating radiator.

Separate Kitchen

Comprising of solid wall and floor kitchen units offering excellent storage facilities and workspace, with gas hob and electric oven, stainless steel sink and plumbing for washer.

Stairs/Landing

Solid stair case with banister leading to the two floors

FIRST FLOOR LANDING

Having doors to the bedrooms, bathroom and stairs to the attic room.

Bedroom 1 .

Having a window to the front elevation, central heating radiator.

Bedroom 2 .

Having a window to the rear elevation, central heating radiator.

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BATHROOM

Having a three piece suite comprising of a panel enclosed bath, wash basin and low flush w.c, central heating radiator and part tiled walls.

Stairs/Landing

Solid stair case leading to the top floor.

Bedroom 3

The Velux window and Radiator

To the front of the property there is a garden. To the rear the garden is designated concreted area with free standing shed facility access from rear service road.

TENURE: FREEHOLD

COUNCIL TAX BAND A

EPC RATING D

<https://find-energy-certificate.service.gov.uk/energy-certificate/9258-1906-7292-4396-0900>

Please visit the link below to make Offer or BID

VIEWING ARRANGEMENTS

Strictly by prior telephone appointments with Your Choice estate agents.

Opening hours Monday to Thursday 09.00am -05.30pm
Friday 09.00am -01.00pm and .03.00pm-05.00pm Saturday
10.00am -04.00pm

Are you thinking of selling or even letting your property!
Call us today on 01274 493333 for a FREE VALUATION
without obligation

NO SALE OR LET – NO CHARGE

For more details or to make an appointment please contact the
above office at your earliest convenience.

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DISCLAIMER

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