



3 Beaconsfield Road

Clayton, Bradford, West Yorkshire, BD14 6LQ

£160,000

Property Features

- THREE BEDROOM MID-TERRACE
- BACK TO BACK
- SET ACROSS THREE FLOORS
- DECEPTIVELY SPACIOUS
- LARGE CELLAR ROOMS
- ENSUITE SHOWER ROOM
- WELL PRESENTED
- POPULAR LOCATION
- UPVC DG & GAS CH
- CHARACTER FEATURES

Full Description

**** SUPERB THREE BEDROOM MID-TERRACE ** BACK-TO-BACK ** FULLY RENOVATED IN RECENT YEARS ** WELL PRESENTED & RETAINING CHARACTER FEATURES **** This lovely family home is surprisingly spacious and boasts an en-suite to the master bedroom and large cellars offering further potential. Briefly comprising of: Entrance Porch, Vestibule, 18' Dining Kitchen, Lounge, Three Bedrooms, Master Ensuite & a Family Bathroom. Garden to the front. Located on a popular road in Clayton with a playing field and country walks nearby. Clayton village is within easy reach, along with several primary schools and village amenities. Further benefitting from a modern fitted dining kitchen gas central heating, UPVC double glazing, modern bathrooms and spacious, light & airy rooms. **VIEW NOW!**

ENTRANCE PORCH

Stone built porch with a UPVC door and windows to both sides. Further UPVC door leading into a hallway.

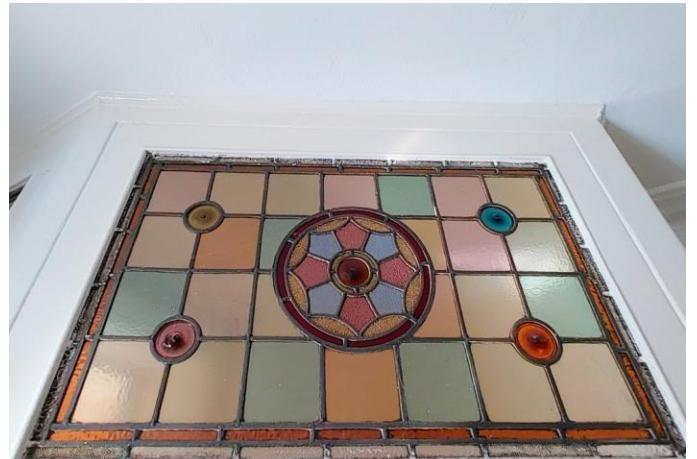
HALLWAY

Door to the kitchen and an opening to the lounge. Decorative, original feature stained glass.

KITCHEN

18' 0" x 10' 0" (5.49m x 3.05m)

One of the biggest kitchens we've seen in a back-to-back property! Fully fitted with a range of base and wall units in an aged oak effect finish. Laminated work surfaces, complimentary wall tiling and the original stone floor. There is plumbing for a dishwasher, washing machine and gas cooker, along with a stainless steel sink & drainer. Door to the cellar, central heating radiator and a window to the front elevation.



LOUNGE

15' 2" x 13' 0" (4.62m x 3.96m)

Benefitting from the original deep plaster ceiling coving, electric fire set in a modern surround and a window to the front elevation. Central heating radiator.

CELLAR ONE

14' 4" x 13' 2" (4.37m x 4.01m)

Window to the front elevation and a central heating radiator. Currently used for storage and benefiting from a high ceiling. Opening to cellar room two.



CELLAR TWO

18' 0" x 8' 7" (5.49m x 2.62m)

Currently used for storage.

FIRST FLOOR

BEDROOM ONE

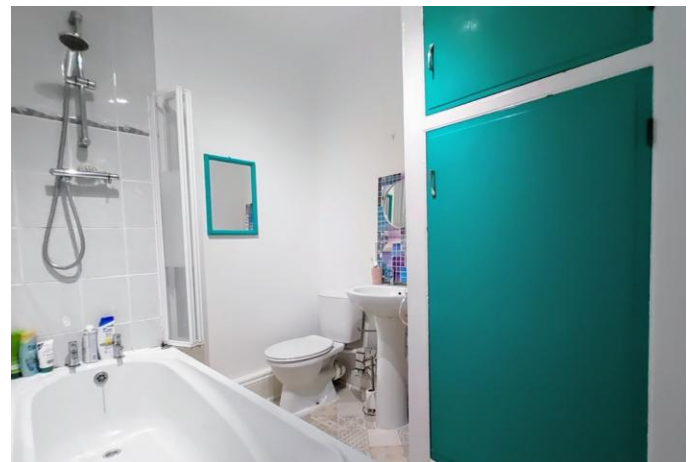
11' 8" x 9' 5" (3.56m x 2.87m)

Window to the front and a central heating radiator.

BEDROOM TWO

9' 5" x 8' 3" (2.87m x 2.51m)

Window to the front and a central heating radiator.



BATHROOM

BATHROOM

8' 3" x 6' 1" (2.51m x 1.85m)

White three piece suite comprising of a panelled bath with thermostatic shower over, pedestal washbasin and a WC. Airing cupboard, extractor and a central heating radiator.



SECOND FLOOR

BEDROOM THREE

16' 9" x 10' 9" (5.11m x 3.28m)

An impressive master bedroom with ensuite. Two Velux windows with integrated blinds allow for plenty of natural light, useful airing cupboard, plus further eaves storage and a central heating radiator.

ENSUITE

Tiled shower cubicle with glass door and a thermostatic shower. Rectangular washbasin set in a vanity unit with storage below and a push button WC. Ceiling spotlights, Velux window and a central heating radiator. Door to the eaves.



EXTERNAL

To the front of the property is an enclosed, low maintenance garden with a paved patio and artificial grass area. Stone wall boundary and garden gate. On-road parking to the front,

PURCHASE DETAILS:

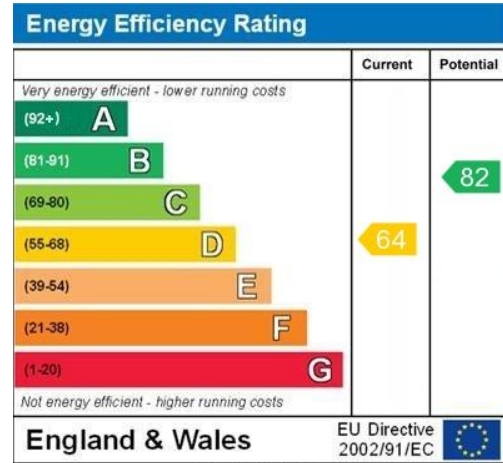
Please note that the services & appliances have not been tested & the property is sold on that basis.

Once you are interested in purchasing this property, ideally call in person or telephone this office to discuss your offer, we would suggest that this is done before contacting a bank, building society or solicitor as any delay could result in the property being sold to someone else and any survey and legal fees being unnecessarily incurred.

VALUATION: If you are thinking of selling your home, why not contact one of our offices now for a FREE VALUATION strictly without any obligation. Contact us on Bradford (01274) 880019.

MORTGAGES: A full range of mortgage facilities are available subject to status. Our Financial Consultant will be only too happy to discuss with you your individual requirements. Please contact us for FREE & CONFIDENTIAL ADVICE.

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