



BARKERS

OPENING DOORS FOR YOU



80 South View Road

East Bierley, BD4 6PJ

£148,000

Property Description

DESCRIPTION

Offered for sale with NO CHAIN is this charming character cottage situated in the heart of East Bierley Village. Ideally situated within close proximity to amenities, schools, bus routes and just minutes from the M62 motorway making it ideal for commuters. The accommodation briefly comprises: Lounge, dining kitchen, basement cellar, two double bedrooms and bathroom. Garden to the rear, with potential to add a drive/garage to the rear. Viewing recommended to appreciate the property and the superb location.

LOUNGE

8' 7" x 13' 1" (2.63m x 3.99m) A part glazed external door leads into the lounge which has a wood stripped floor, dual fuel burner in a stone surround with a stone hearth. A door leads into kitchen.

DINING KITCHEN

8' 7" x 13' 1" (2.63m x 3.99m) Fitted with a range of wall and base units featuring butchers block worktops with an inset sink and splashback tiling. Ceiling spotlights and a part glazed door to rear garden. A door leads to the staircase which gives access to the first floor landing. All appliances included: under counter fridge and freezer, dish washer and gas cooker. A door leads to cellar with trap door access.

LANDING

Loft access point and doors lead to two double bedrooms and the bathroom.

BEDROOM ONE

11' 8" x 12' 0" (3.57m x 3.68m) Double room.

BEDROOM TWO

5' 10" x 13' 4" (1.79m x 4.07m) Double room.

BATHROOM

5' 2" x 5' 2" (1.58m x 1.58m) Three piece white suite comprising a bath with shower over, WC and wash hand basin, vinyl floor, radiator and part tiled walls.

EXTERIOR

The property benefits from a garden area to the rear, with potential to add a driveway/garage.

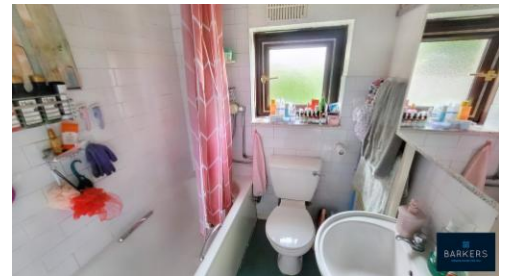
ADDITIONAL INFORMATION

Tenure: Freehold

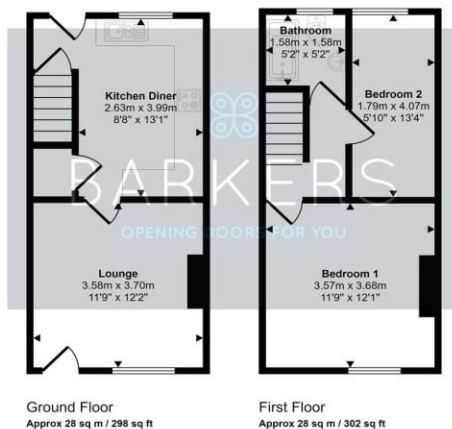
Council Tax Band: B

DIRECTIONS

From our Birkenshaw office turn right on Whitehall Road and at the roundabout take the third exit into Bradford Road. Continue through the village, up the hill and turn left into South View Road and the property can be found on the right hand side.



Approx Gross Internal Area
56 sq m / 600 sq ft



This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

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