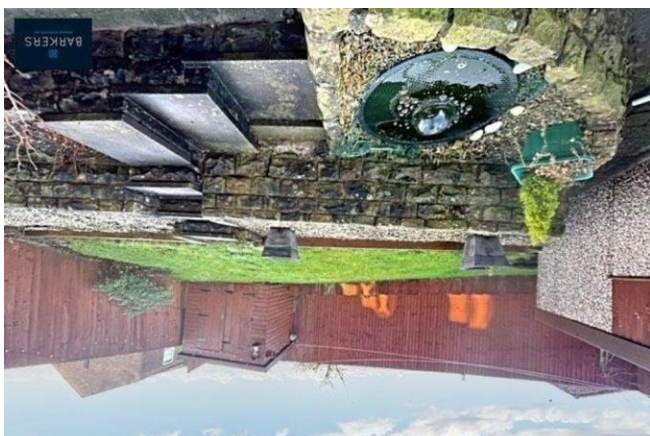
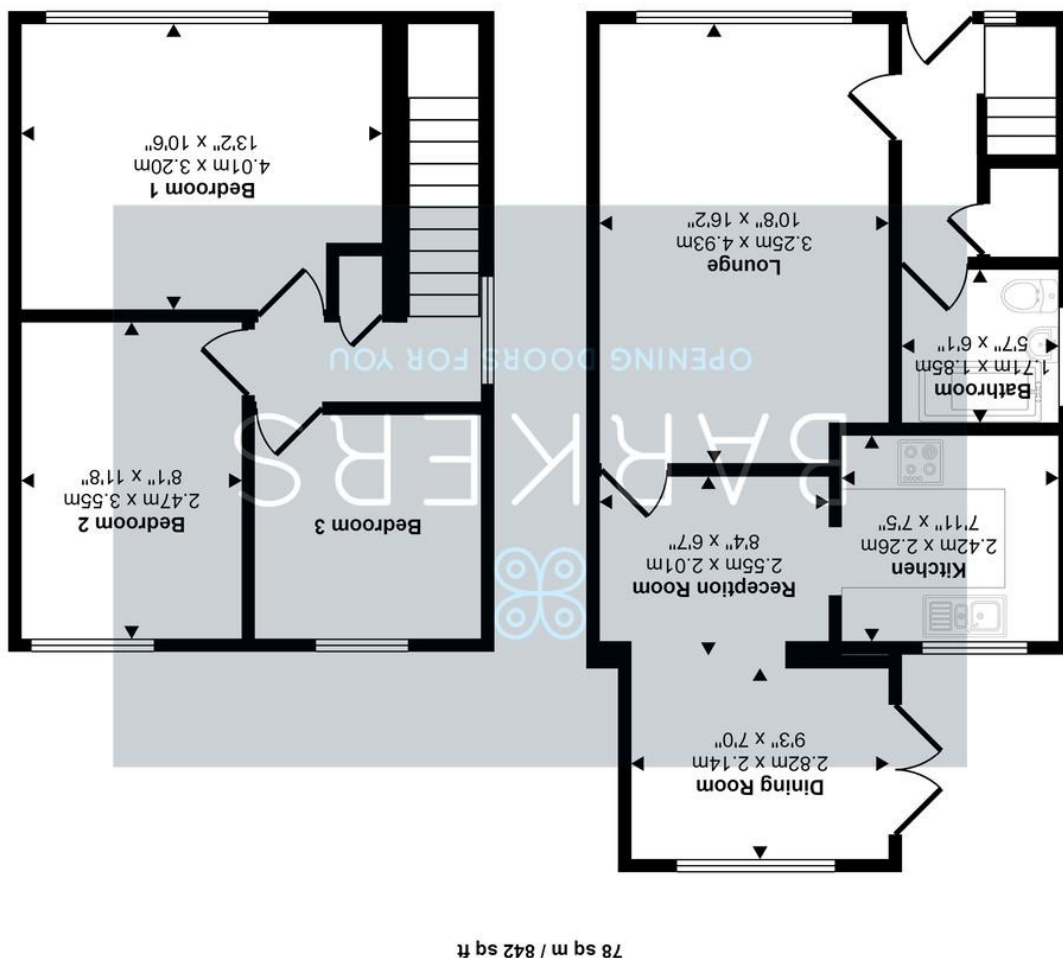


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This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites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

Ground Floor
Approx 43 sq m / 459 sq ft

First Floor
Approx 36 sq m / 383 sq ft

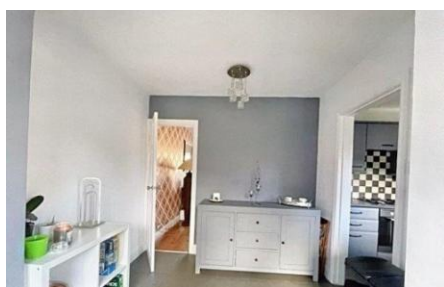


12 Rosehill Crescent

Low Moor, Bradford, BD12 0UZ

Asking Price Of £215,000

- SEMI-DETACHED PROPERTY
- LOUNGE
- KITCHEN
- DINING ROOM
- THREE BEDROOMS
- HOUSE BATHROOM
- LARGE DRIVEWAY/GARAGE
- REAR LAWNED GARDEN
- GAS FIRED CENTRAL HEATING
- UPVC DOUBLE GLAZING



Full Description

DESCRIPTION

We are pleased to offer to market this extended three bedroomed semi-detached property in a cul-de-sac location with gas fired central heating and uPVC double glazing. Situated with access to local amenities, M62 motorway network and local schools. The accommodation comprises: entrance hall, lounge, kitchen, dining room, reception room, house bathroom, landing, three bedrooms, large driveway to the front for several vehicles leading to a detached garage with low maintenance garden and to the rear is a lawned garden with paved patio area ideal for outside entertaining.

ENTRANCE HALL

Composite part glazed front door leading into the entrance hall with doors leading off into lounge, kitchen, house bathroom and stairs to the first floor.

HOUSE BATHROOM

5' 7" x 6' 1" (1.7m x 1.85m)

Fitted with modern three piece white suite comprising low flush WC, pedestal hand wash basin, panelled bath with shower over, fully tiled walls and flooring, heated towel rail.

LOUNGE

10' 8" x 16' 2" (3.25m x 4.93m)

Featuring a large bay window and wood flooring, central heating radiator.

KITCHEN

7' 11" x 7' 5" (2.41m x 2.26m)

Fitted with modern wall and base units, complementary work surfaces, gas hob with extractor over, electric oven, plumbing for automatic washing machine, under the counter space for fridge/freezer, inset one and half bowl stainless steel sink, part tiled splash back, tiled flooring.

RECEPTION ROOM

8' 4" x 6' 7" (2.54m x 2.01m)

Leading off the kitchen with direct access into the dining room.

DINING ROOM

9' 3" x 7' 0" (2.82m x 2.13m)

Spacious room with seating area, French doors leading out into the rear garden, tiled flooring.

LANDING

Stairs leading to the first floor landing with doors leading off into three bedrooms, loft access, storage cupboard.

MASTER BEDROOM

13' 2" x 10' 6" (4.01m x 3.2m)

Double bedroom with views out to the front of the property.

BEDROOM TWO

8' 1" x 11' 8" (2.46m x 3.56m)

Double bedroom to the rear of the property.



BEDROOM THREE

Double bedroom to the rear of the property.

DIRECTIONS

From our Birkenshaw office head south east on Old Lane towards Royd Walk, turn right onto Whitehall Road (A58) at Chain Bar roundabout take the 4th exit onto Bradford Road (M606) continue onto Cleckheaton Road then turn left onto New Works Road (through 1 roundabout), turn left onto Huddersfield Road/A641 then left again onto B6379 then left onto Rosehill Crescent where the property will be located on the right.

ADDITIONAL INFORMATION

Tenure: Freehold

Council Tax Band: C

