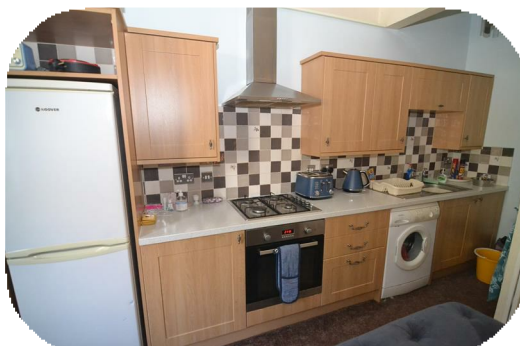




Rathmell Street, Bradford 5,
Offers Over £55,000

CASH OFFERS ONLYREAR TERRACE**TWO BEDROOMS**ENCLOSED REAR GARDEN****
This WELL PRESENTED two bedroom rear terrace property is situated in a popular location for amenities, bus routes and motorway links. Having a fantastic ENCLOSED GARDEN to the rear the property would make an excellent purchase for a number of buyers. Briefly comprising of a OPEN PLAN lounge kitchen, cellar, two first floor bedrooms and a house bathroom. To the outside there is an enclosed rear lawned and patio garden.



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Open plan kitche/lounge

14'10" x 17'9" max (4.52m x 5.41m max)

Modern fitted wall and base units, complementary work surfaces, stainless steel sink unit, tiled splash, oven, hob, plumbing for automatic washing machine. Living flame gas fire, marble effect hearth and fireplace surround.

Cellar

Useful storage

Bedroom One

14'0" x 10'7" (4.27m x 3.23m)

With gas central heating radiator and double glazed window.

Bedroom Two

11'6" x 7'9" (3.51m x 2.36m)

With gas central heating radiator and double glazed window.

Bathroom

Three piece suite comprising: panelled bath, low flush wc, pedestal basin,

Exterior

Patio lawned garden with plant and shrub border.

Disclaimer

Please note - this video tour is for illustrative purposes only and we strongly recommend a viewing of any property before committing to a purchase and incurring costs."

Directions

From Queensbury office head east on High St/A647 towards Brighouse Rd/A644 Continue to follow A647 for 1.5 miles Turn right onto Cooper Ln/B6380 Turn left onto Beacon Rd/B6380 for 1.5 miles At the roundabout, take the 2nd exit onto High St/B6380 Continue to follow B6380 Turn left onto Wibsey Bank Turn left onto Manchester Rd/A641 Continue on Draughton St. Drive to Rathmell Street where the property will be distinguishable by our for sale sign.



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.

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
	Current	Potential	
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions
(92 plus) A			(92 plus) A
(81-91) B			(81-91) B
(69-80) C			(69-80) C
(55-68) D			(55-68) D
(39-54) E			(39-54) E
(21-38) F			(21-38) F
(1-20) G			(1-20) G
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions
		89	90
	60		55

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