



Haworth Road, Heaton,

£160,000

**** SEMI DETACHED BUNGALOW ** PLANNING PASSED FOR FIVE/SIX BED ACCOMMODATION **
GARDENS ****

This much sought after two bedroom semi detached bungalow property would make an excellent purchase for a speculator/developer having full planning approved for a Two storey side and single storey rear extension, with front and rear dormer windows and a hip to gable roof conversion. This would create a substantial six bedroom family sized home.

Planning Ref: <https://planning.bradford.gov.uk/online-applications/applicationDetails.do?keyVal=PYZZZYDHLWS00&activeTab=summary>



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Hallway

With gas central heating radiator.

Lounge

13'6" x 13'10" (4.11m x 4.22m)

With gas central heating radiator and double glazed window.

Dining Kitchen

17'11" x 12'6" (5.46m x 3.81m)

Fitted wall and base units, complementary work surfaces, stainless steel sink unit, plumbing for automatic washing machine, gas central heating radiator and double glazed window.

Bedroom One

13'4" x 10'6" (4.06m x 3.20m)

With gas central heating radiator and double glazed window.

Bedroom Two

9'5" x 8'4" (2.87m x 2.54m)

With gas central heating radiator and double glazed window.

Bathroom

Three piece suite comprising: panelled bath, low flush wc, pedestal basin, gas central heating radiator.

Exterior

Large garden to three sides with off street parking.

DISCLAIMER

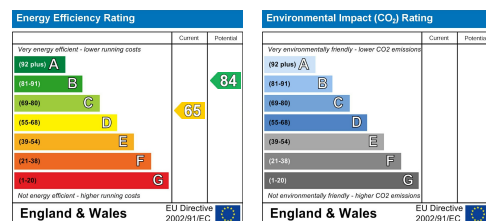
"Please note - this video tour is for illustrative purposes only and we strongly recommend a viewing of any property before committing to a purchase and incurring costs."

Directions

From Queensbury office head east on High St/A647 towards Brighouse Rd/A644 Turn left at the 1st cross street onto Albert Rd/A644 Turn right onto Thornton Rd Continue onto Carter Ln Slight right onto Cockin Ln Continue onto Chat Hill Rd At the roundabout, take the 2nd exit onto Thornton Rd/B6145 At the roundabout, take the 1st exit onto School Green Continue onto Allerton Ln Continue onto Cote Ln Turn left onto Allerton Rd Turn right onto Prune Park Ln Continue onto Stony Ln Turn right onto Haworth Rd/B6144 where you will find the property 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.



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