



11 Crag View, Bradford, BD10 9HB, West Yorkshire

CONVENIENCE:

Key Points• Panoramic views to the front• Over three floors• Integral Garage• Dining kitchen with french doors out to rear garden• Utility room and downstairs WC & shower room• Close to shops, supermarkets & to Apperley bridge train station• Close to popular schools• Modern townhouse Very well presented and spacious three bedroom two bathroom, elevated, semi – detached house, situated within the popular residential areas of Idle, Greengate's and Apperley Bridge, convenient for access to local schools, supermarkets, amenities and transport links into Leeds, Bradford and Shipley. The property is set over three floors and boasts a good sized first floor living room, kitchen diner with integrated appliances, shower room on the ground floor, house bathroom with three-piece white suite, 3 good sized bedrooms and garage with off-road parking. The accommodation briefly comprises: Tenure: Freehold The accommodation briefly comprises: Ground Floor - Entrance Hall Composite part glazed entrance door to hallway, door leading to integral garage and door leading to utility room. Door to shower room and ground floor WC First Floor Landing Double glazed window to front, radiator. Living Room 5m (16'4") x 3.3m (10'8") Double glazed window to front, radiator, telephone point, TV point. Kitchen/Dining Room 5m (16'4") x 2.5m (8'2") Fitted with a matching range of base and eye level units with worktop space over, 1+1/2 bowl stainless steel sink unit with single drainer and mixer tap, tiled splashbacks, built-in dishwasher, fitted electric oven, built-in four ring gas hob with extractor hood over, double glazed window to rear, radiator and Double glazed French Doors leading to rear garden Second Floor Landing Radiator, access to loft. Bedroom 3.6m (11'8") x 3.3m (10'8") Double glazed window to front, radiator, TV point. Bedroom 3.8m (12'5") x 3.3m (10'8") Double glazed window to rear, radiator. Bedroom 2.4m (7'9") x 2.5m (8'2") Double glazed window to rear, radiator. Bathroom 1.8 (5'9") x 2.8m (9'2") Fitted with White three-piece comprising jacuzzi bath with shower, pedestal wash hand basin and low-level WC, tiling to all walls, extractor fan, double glazed window to rear, two radiators.