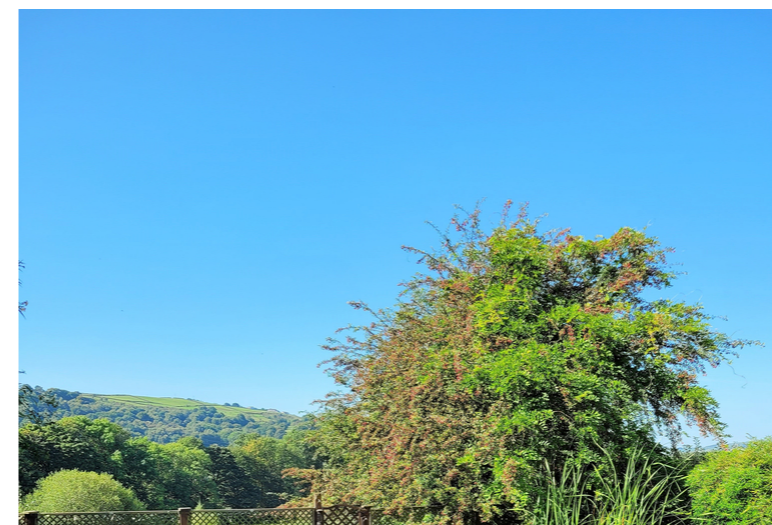




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- SEMI-DETACHED HOUSE
- CONSERVATORY, UTILITY PORCH
- PLEASANT GARDENS, VIEWS

- THREE BEDROOMS, TWO RECEPTION ROOMS
- DRIVEWAY, ATTACHED GARAGE
- EPC Rating D

## SUMMARY

**\*\* A WELL PRESENTED, SPACIOUS SEMI-DETACHED HOUSE, THREE BEDROOMS, TWO RECEPTIONS & CONSERVATORY, GATED DRIVEWAY, AMPLE PARKING, ATTACHED GARAGE WITH ELECTRIC DOOR, PLEASANT GARDENS, VIEWS TO REAR, EPC RATING D \*\***

## FULL DESCRIPTION

Viewing is essential to fully appreciate this spacious three bedroom semi-detached house, situated on a good sized plot in the popular suburb of Sandbeds. This property offers accommodation which could suit a variety of buyers and briefly comprises

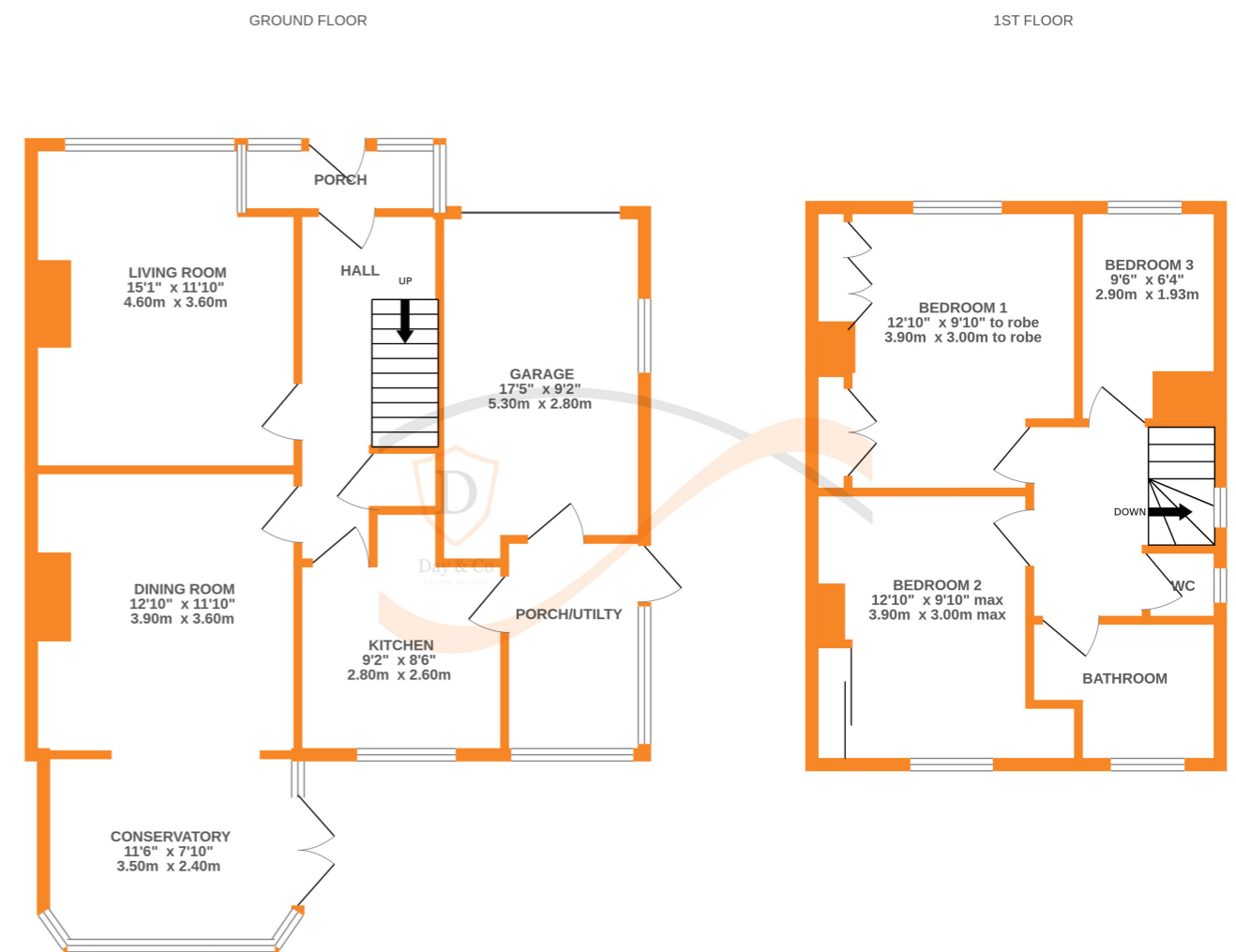
**Ground Floor** - Of an Entrance porch, Hallway with stairs and modern balustrade leading to the first floor. Lounge has windows to the front elevation, Dining room which is open plan through to a Conservatory which has a tiled floor, windows and double doors opening to the rear garden, tiled roof. The Kitchen has a range of fitted wall and base units, worktops, sink, oven, microwave, hob, extractor hood, dishwasher, recess storage space, windows to the rear elevation, side door. Good sized Porch/Utility with tiled floor, plumbing for washing machine, windows, door leading to the garage and door to the side.

**First floor Landing** - Bedroom 1 can be found at the front with recess wardrobes/cupboards, bedroom 2 can be found at the rear enjoying views, recess wardrobe with sliding doors. Bedroom 3 can be found at the front with fitted raised cabin bed with storage below. Seperate w.c. with side window and completing the accommodation is the house bathroom comprising of a bath with shower over and screen, wash basin, window to the rear.

Gas Central Heating & Double Glazing.

**Outside** - Gated driveway providing ample parking, resin drive, attached garage with electric door, garden to the front and small area beyond. Side pathway, delightful rear garden which is well worthy of a viewing with patio and lawn areas.

EPC Rating D



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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