



9 Ogden Lane, Denholme, **Bradford, West Yorkshire, BD13** 4LA

£250,000

- DORMER SEMI-DETACHED
- GAS CENTRAL HEATING & DOUBLE GLAZING
- POPULAR LOCATION

- FOUR BEDROOMS
- PLEASANT GARDENS
- EPC Rating C

SUMMARY

** FOUR BEDROOM DOMER SEMI-DETACHED PROPERTY, SPACIOUS FLEXIBLE ACCOMMODATION OVER TWO FLOORS, POPULAR LOCATION, GAS CENTRAL HEATING, DOUBLE GLAZING, PLEASANT GARDENS, DRIVEWAY, INTERNAL VIEWING ADVISED, EPC rating c **

FULL DESCRIPTION

A spacious four bedroom (1 ground floor & 3 1st floor), dormer semi-detached property offering well proportioned living accommodation which must be viewed to be fully appreciated. Situated in a popular residential location on the outskirts of the village this property is offered for sale with no chain and briefly comprises of -

Ground Floor - Reception room with entrance door to the front, spacious L shaped lounge/diner with windows to the front elevation and modern wood burning stove, double doors opening to the kitchen. Good sized fitted kitchen with a well appointed range of units, central breakfast island, integrated oven, gas hob, extractor canopy, plumb for dishwasher, window and door to the rear. Double bedroom with window to the rear. Large bathroom with two side windows.

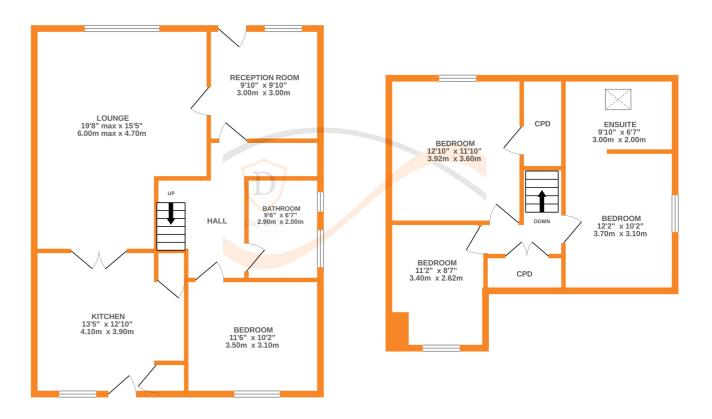
First Floor - Bedroom 1 with window to the side elevation, en-suite bathroom with roof window. Two further bedrooms.

Gas central heating and double glazing.

Outside - Ramp pathway giving access to the front entrance door. Front garden. Driveway providing off road parking, garage to the rear (Driveway currently fenced off). To the rear is a pleasant garden with deck patio enjoying views to the side.

EPC Rating C.

GROUND FLOOR 1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doncs, windows, rooms and any other tens 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. Made with Metropix C201