



3 Victoria Street, Wilsden, BD15 0JL

A stunning four-bedroom character terrace which boasts beautifully appointed, spacious living accommodation, a fantastic Wilsden village setting and private parking. Making an excellent purchase for a wide variety of buyers, an early viewing is strongly encouraged to avoid any disappointment.

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3 Victoria Street, Wilsden, BD15 0JL

Bradford 5 miles, Skipton 13 miles, Leeds 14 miles (all distances approximate)

Guide Price: £190,000

Key Features

- Character terrace
- Offering spacious living accommodation
- Featuring stylish fittings & decor
- Four good-sized bedrooms
- Useful basement storage
- Desirable village location
- Off-street parking

General Remarks

The spacious living accommodation briefly comprises of, entrance vestibule, generous family lounge with attractive feature fireplace. There is a stunning dining kitchen boasting an array of modern fitted wall and base units and complementary work surfaces. Stairs from the kitchen lead to two spacious basement rooms which offer useful storage space.

Leading to the first floor is a magnificent master bedroom with attractive fitted wardrobes, there is a further double bedroom along with a lovely modern house bathroom.

To the second floor there are two further good-sized double bedrooms along with useful eaves storage access.



Externally the property offers private off-street parking to the front.

The property is delightfully situated within the popular village of Wilsden. Wilsden Village offers a range of shops and amenities, public houses, recreational areas and well-respected primary school. The location is also considered to be within daily commuting distance of many West and North Yorkshire business centres which include Keighley, Bingley, Bradford, Skipton, Halifax and Leeds.







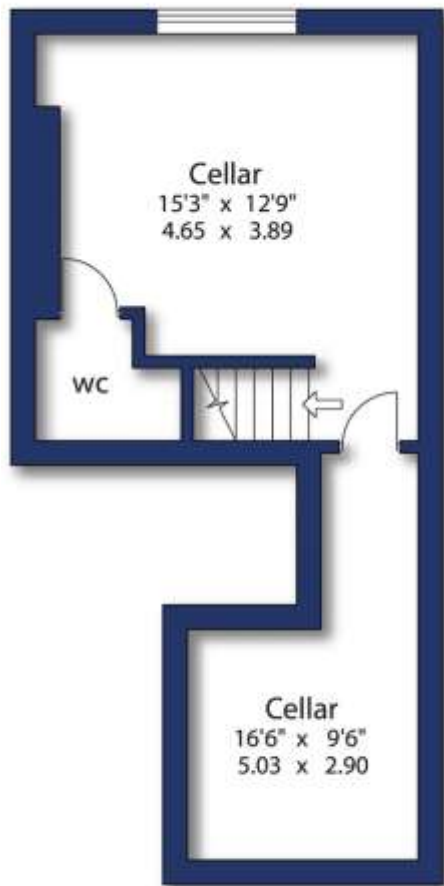




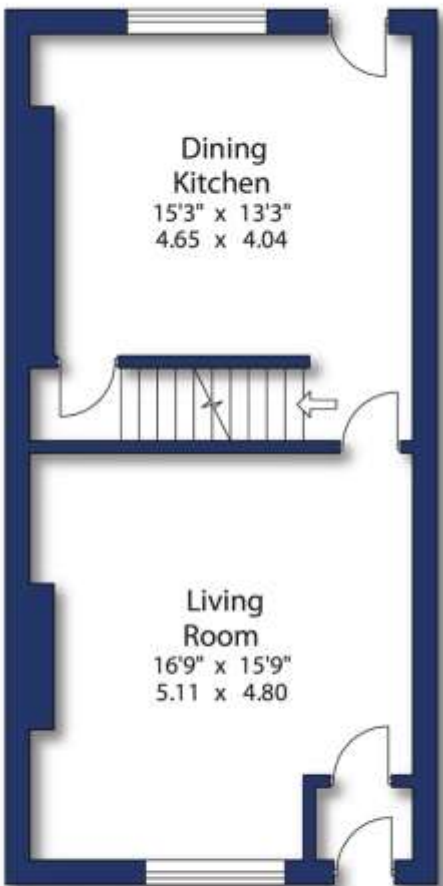




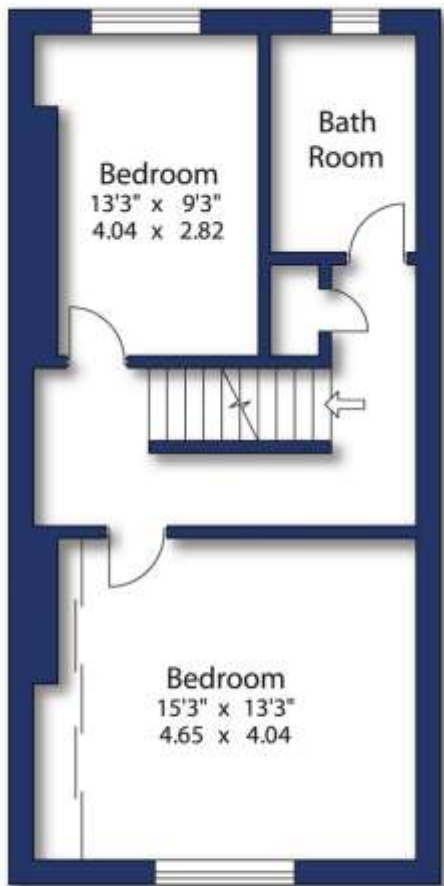
Floorplans



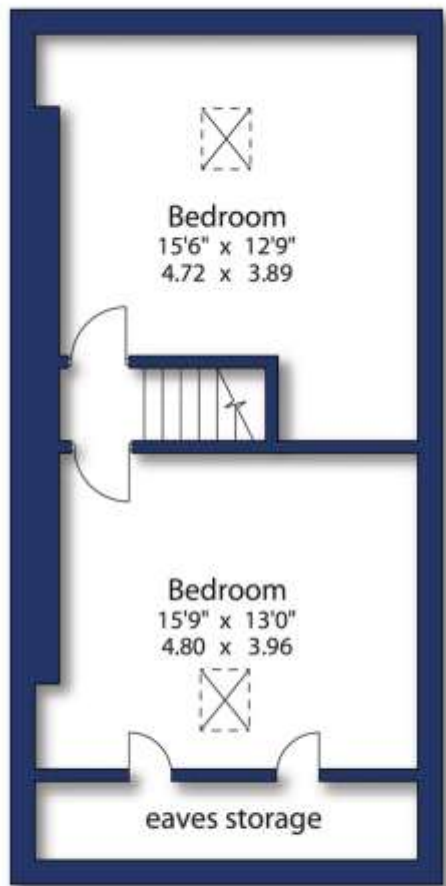
Lower Ground Floor



Ground Floor



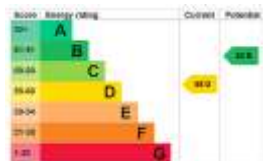
First Floor



Second Floor



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Directions

Approaching Wilsden from the Harden direction travel through the village passing the parade of shops and Victoria Street will be found on the left-hand side easily identified by our for-sale board.

What3Words ranks.deny.follow

Local Authority & Council Tax Band

- The City of Bradford Metropolitan District Council,
- Council Tax Band B

Tenure, Services & Parking

- Freehold
- Mains- Gas/ Electric/ Water/ Drainage
- Off-Street Parking For One Vehicle

Internet & Mobile Coverage

For information on Internet and Mobile coverage access the Ofcom website from this link <https://checker.ofcom.org.uk/>

Flooding

For information on flood risks please use this link [Check for flooding in England - GOV.UK](https://www.gov.uk/government/checks/check-for-flooding-in-england)

Agent's Notes

If any issue such as location, communications or condition of the property are of material importance to your decision to view then please discuss these priorities with us before making arrangements to view.

Buyer Anti Money Laundering Checks

We are required by HMRC to undertake Anti Money Laundering checks for all buyers to the contract. These checks are carried out through iamproperty who will make a charge of £26.10 inclusive of VAT per buyer. We will also need to see proof of funding. We cannot mark a property Sold Subject to Contract until the checks have been satisfactorily completed.

Referral Fees

Where we refer a seller/s or a purchaser/s to any of the following providers (and you are welcome to use an alternative), we reserve the right to claim a reasonable commission in respect of such services which will be charged to the third party provider: - Conveyancing Provider to deal with the transfer of title and Surveyor Services. In either instance the fee/commission will not exceed £450 per case. In respect of referrals to Mortgage Advice Bureau the average fee will be approximately £450 but may vary and is case specific. Any such commission does not affect our prices to you but may result in the third party provider's prices being higher than it may otherwise be.

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