



Aireville Avenue, Shipley BD18 3AF



welcome to

Aireville Avenue, Shipley

A well presented five bedroom, detached property situated in highly regarded area between Shipley and Heaton. This impressive property benefits from spacious and versatile accommodation. The property is in need of some modernisation but offers huge potential. DG & GCH.



Entrance Porch

Entering the property into the porch following through into the hallway which provides access to the living room, dining room and kitchen.

Cellar

Living Room

17' 6" x 12' 8" (5.33m x 3.86m)

A generous size living area with a built in gas fire and double glazed patio doors allowing in the natural sunlight. Two central heating radiators.

Dining Room

14' 10" x 13' 8" (4.52m x 4.17m)

Another light and airy reception room with a built in gas fire, double glazed window and two central heating radiators.

Kitchen

17' 5" x 9' (5.31m x 2.74m)

A modern kitchen consisting of a range of white wall and base units, a stainless steel sink with a drainer, integral gas hob and oven and dishwasher, Plumbing point for a washing machine. Double glazed window and central heating radiator.

WC

A downstairs WC consisting of a WC and wash hand sink basin with a heated towel rail.

First Floor Landing

Bedroom One

17' 5" x 10' 9" (5.31m x 3.28m)

A spacious master bedroom with fitted wardrobes, double glazed window and central heating radiator. Benefiting from an en-suite.

En-Suite

The master bedroom en-suite consists of a shower unit, WC and wash hand sink basin. Double glazed frosted window and central heating radiator.

Bedroom Two

14' 10" x 12' 10" (4.52m x 3.91m)

Another spacious bedroom with fitted wardrobes,

double glazed window and central heating radiator.

Bedroom Three

9' 7" x 7' 10" (2.92m x 2.39m)

Double glazed window and central heating radiator.

Bathroom

A four piece suite with tiled walls consisting of a bath, shower unit, WC and wash hand sink basin. Double glazed frosted window.

Second Floor Landing

Bedroom Four

16' 1" x 12' 11" (4.90m x 3.94m)

Double glazed velux window and central heating radiator.

Bedroom Five

9' 10" x 9' 1" (3.00m x 2.77m)

Double glazed velux window and central heating radiator.

Exterior

The property benefits from off street parking and a single garage with lawned and paved garden areas to the front and rear.

Agents Note

Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.



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welcome to

Aireville Avenue, Shipley

- A well presented detached property
- Five bedrooms & two reception rooms
- Driveway parking & garage
- Garden areas to the front and rear.
- Accommodation over three floors

Tenure: Freehold EPC Rating: D

Council Tax Band: E

offers in the region of

£415,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
SHP111015 - 0009

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