

## 5 Bed Detached Grade II Listed Property

### SITUATION

Grade 2 listed building in need of renovation with planning for three retail units fronting Oak Lane.

### LOCATION

23 Rosebery Road, Oak Lane, Bradford

### ACCESS

Oak Lane or Rosebery Road.

### DESCRIPTION

A detached 5 bedroom grade II listed property in need of modernization, with development site including planning for retail units

### TENURE

The property is freehold

### POSSESSION

Vacant possession will be available on completion

### SERVICES

The services have not been tested.

### LOCAL AUTHORITY

City of Bradford Metropolitan District Council  
City Hall, Centenary Square, Bradford, BD1 1HY  
01274 431 000

### PLANNING

Full planning for 3 two storey commercial units fronting oak lane.

### RIGHTS, EASEMENTS AND WAYLEVES

The property is sold subject to and with the benefits of all rights of way, easements, quasi-easements and wayleaves and to all outgoing and charges connected with or chargeable upon it whether mentioned or not in these particulars.

### BOUNDARIES

The purchasers will be deemed to have full knowledge of the boundaries and neither the vendor nor his agents will be responsible for defining boundaries of the ownership thereof.

### VIEWINGS

Contact agent

### GUIDE PRICE

Offers are invited.



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