DACRE, SON & HARTLEY
EST. 1820

OVER 200 YEARS OF YORKSHIRE PROPERTY



52 Norman Street, Bingley, BD16 4JT

A superb opportunity to purchase a well presented three bedroom stone built end-terrace offering stylish fittings and decor, spacious living accommodation and a popular and convenient Bingley location.

93 Main Street, Bingley, West Yorkshire, BD16 2JA
Tel: 01274 560421
Email: bingley@dacres.co.uk

dacres.co.uk

52 Norman Street, Bingley, BD16 4JT

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

Offers Over: £165,000



Key Features

- Fantastic character end-terrace
- Offered for sale with no-onward chain
- Featuring stylish fittings & decor
- Boasting three good-sized bedrooms
- Close proximity to local shops & amenities
- Popular Bingley setting

General Remarks

A superb, recently modernised three-bedroom character end-terrace which boasts spacious living accommodation, a desirable Bingley setting and no-onward chain. An early viewing is strongly encouraged to avoid any disappointment.

The spacious living accommodation briefly comprises, lounge, attractive kitchen featuring stylish wall and base units and complementary work surfaces. Leading from the kitchen is a useful utility/family room with cloakroom w/c.

Stairs to the lower ground floor lead to a useful basement which offers huge potential for to be used for a variety of purposes.

To the first floor, two good-sized double bedrooms can be found.

A further generous double bedroom is on offer on the second floor along with a modern house bathroom.

The property is delightfully situated in a popular and convenient residential location on the edge of Bingley town centre. Bingley town centre offers a range of shops and amenities, bars, restaurants and well respected primary and secondary schools. The location is also well served by excellent road and rail access to many West and North Yorkshire business centres which include Bradford and Leeds.













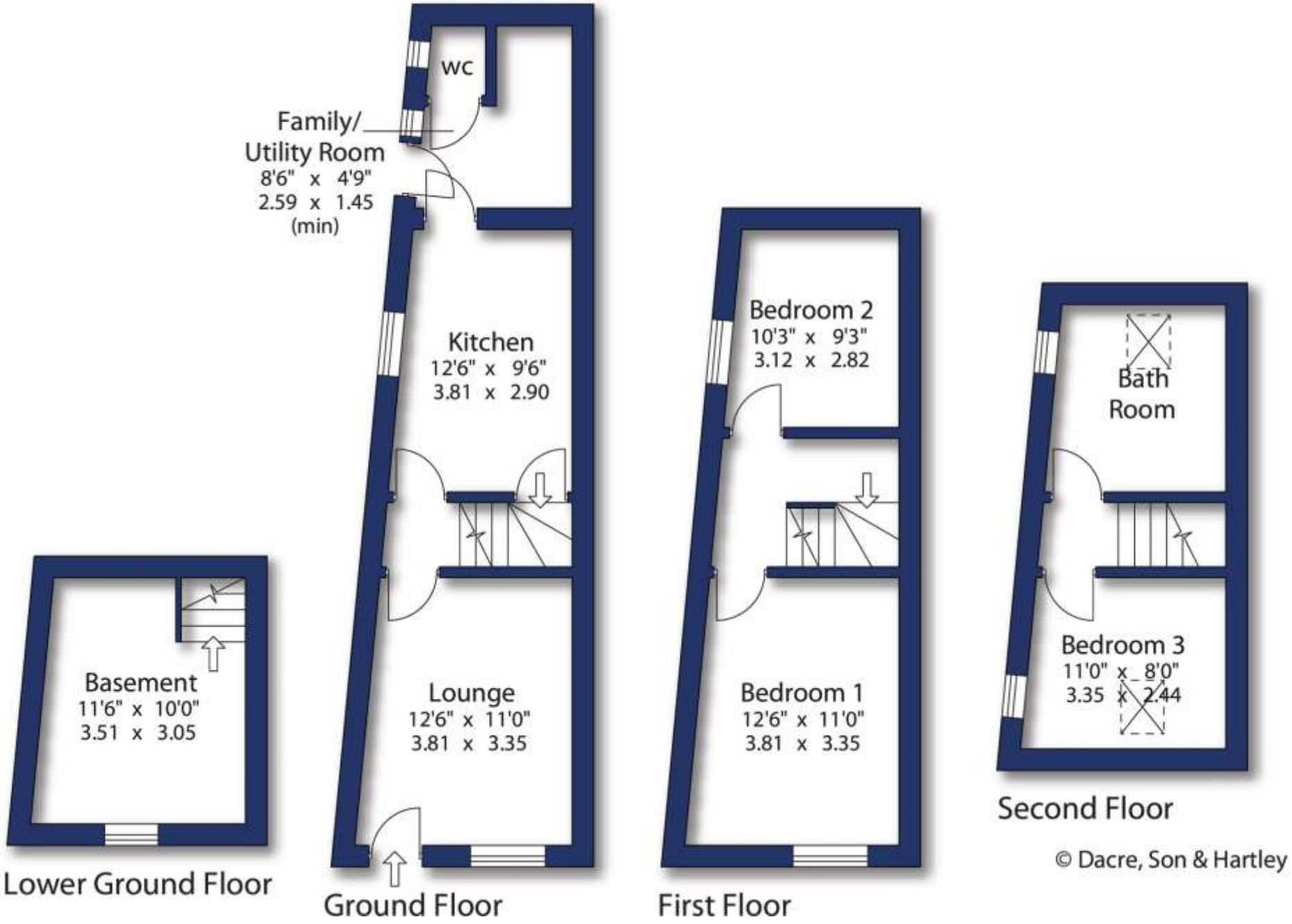








Floorplans



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Directions

From Dacre Son & Hartley's Bingley office travel up Park Road in the direction of Eldwick. Turn right onto Charles Street which turns into Mornington Road and then turn left on to Norman Street. The property will be found at the top of the road on the right hand side and easily identified by our For Sale sign.

What3Words moving.finishes.scanty

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
- On-Street Parking

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

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

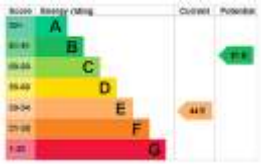
We are required by HMRC to undertake Anti Money Laundering checks for all buyers to the contract. These checks are carried out through iamproperty who will make a charge of £26.10 inclusive of VAT per buyer. We will also need to see proof of funding. We cannot mark a property Sold Subject to Contract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

Dacres Ref: BIN250673

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01274 560421
bingley@dacres.co.uk


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