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15 Carlby Grove, Keighley, West Yorkshire, BD22 6DZ

Three-bedroom terraced property on Carlby Grove offering accommodation over three floors. Offered with no onward chain, the property also presents an attractive investment opportunity, with potential rental income of up to £900 PCM and an approximate gross yield of 9.8%.

75 North Street, Keighley, West Yorkshire, BD21 3RZ
Tel: 01535 611511
dacres.co.uk







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15 Carlby Grove, Keighley, West Yorkshire, BD22 6DZ

Harrogate 21 miles, Skipton 10 miles, Leeds 22 miles (all distances approximate)

Guide Price: £110,000

- Three-bedroom terraced property arranged over three floors
- Front yard and rear garden
- Two additional loft bedrooms to the second floor
- Well-presented accommodation throughout







General remarks

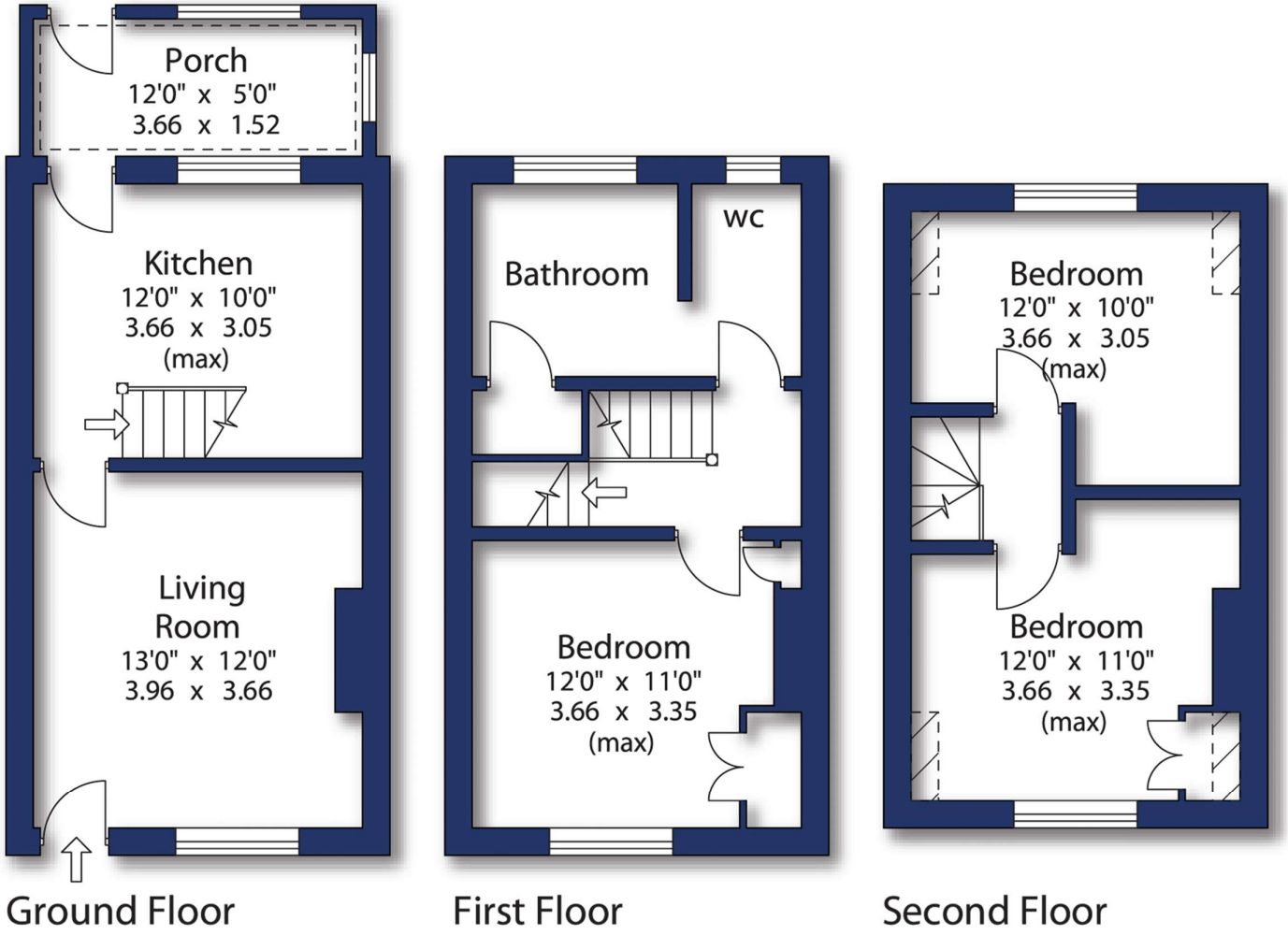
Dacre, Son & Hartley are delighted to present this well-presented three-bedroom terraced property, situated on Carlby Grove in Keighley. Offering spacious and versatile accommodation arranged over three floors, the property would make an excellent purchase for first-time buyers, growing families or investors looking to add to their portfolio. Offered to the market with no onward chain, this is an opportunity to purchase a property that is ready for its next owner.

Upon entering the property, you are welcomed by a useful porch entrance leading through to the kitchen, providing access to the ground-floor accommodation. The ground floor comprises a separate living room, offering a comfortable space to relax and unwind, alongside a fitted kitchen with access towards the rear of the property.

To the first floor is a well-proportioned bedroom and the family bathroom, which is fitted with a shower over the bath. The second floor completes the accommodation with two further loft bedrooms, providing additional sleeping space and flexibility for a variety of needs.

Externally, the property benefits from a front yard and a rear garden, offering outdoor space to enjoy. There is also plenty of on-street parking available nearby, adding to the property's everyday convenience.

Floorplans

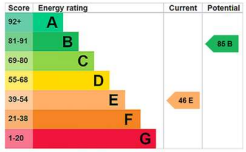


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Dacres Surveys
Call for a quote
01943 885 400

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Contact us

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Directions

Leave the Dacre, Son & Hartley office on North Street and head towards the town centre. Follow the road towards Keighley town centre, continuing onto the A629 (Worth Way). Follow signs for Haworth and Oxenhope, continuing along the A6033. Continue towards Cross Roads and Haworth, then follow the local roads towards the BD22 6DZ postcode. Turn into Carlby Grove and continue along the road until you reach number 15.

What3Words hedge.tracks.clocks

Local Authority & Council Tax Band

- The City Of Bradford Metropolitan District Council,
- Council Tax Band is currently A

Tenure, Services & Parking

- Freehold
- 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 £34.20 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.