DACRE, SON & HARTLEY
EST. 1820

OVER 200 YEARS OF YORKSHIRE PROPERTY



The Chestnut, Cottingley Cliffe Road, Bingley, BD16 1UW

A superb opportunity to purchase a long-standing, much loved family home which boasts an enviable location enjoying panoramic views of the local landscape. This fantastic property offers huge potential and so an early viewing is strongly encouraged to avoid any disappointment.

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The Chestnut, Cottingley Cliffe Road, Bingley, BD16 1UW

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

Guide Price: £495,000



Key Features

- Superb detached residence
- Boasting an enviable setting
- Enjoying panoramic far-reaching views
- Generous gardens
- Huge potential to extend (subject to planning)
- Offering spacious, flexible living accommodation
- Three double bedrooms
- Gated driveway & double garage
- No-onward chain

General Remarks

Set within a well-regarded Bingey setting, enjoying tremendous panoramic views over the local landscape is this much-loved long standing detached family home which offers huge potential for extension (subject to the relevant permissions and approvals). Offering multiple reception rooms, three double bedrooms and generous front and rear gardens, an early viewing is strongly encouraged to avoid any disappointment.

The spacious living accommodation briefly comprises, entrance hallway with fitted storage cupboard, a good-sized lounge with feature fire surround and through access to an additional family room. There is a formal dining room, attractive fitted kitchen featuring pleasant wall and base units and complementary work surfaces. A rear inner hallway provides garden access and also leads to a downstairs shower room with w/c, and a utility room with integral garage access.

To the first floor there are three generously sized double bedrooms, a spacious house bathroom and large landing area. Access from two of the bedrooms opens onto a superb patio terrace with artificial turf, in which the far-reaching views can be truly enjoyed.

Externally the property features a private gated driveway, and a double garage with access to a basement storage space.

The front garden features both lawn and patio seating areas, and to the rear there is a superb patio terrace and generous lawn which makes for an ideal family friendly recreational and entertaining space.

Cottingley Cliffe Road is a superb setting which boasts outstanding views of the Aire Valley and beyond. The location is within proximity to both Bingley and Saltaire town centres. The main town of Bingley offers its residents an array of first-class amenities which include local shops, bars and eateries, excellent primary and secondary schools and superb commuter links to the immediate local area as well as a train service which commutes daily to the cities of Leeds and Bradford.




Her Ladyship
His Lordship




LEMONADE
SOLD HERE













Floorplans



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Directions

From Dacre Son & Hartley's Bingley office proceed in the direction of Cottingley and Saltaire. At the traffic lights at Cottingley Bar turn right, continue along Cottingley New Road. Proceed straight ahead at the mini roundabout and up the hill an as the road widens into two lanes the property can be easily found near top just before the bend on the left-hand side clearly identified by our For Sale sign.

What3Words clever.never.uses

Local Authority & Council Tax Band

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

Tenure, Services & Parking

- Freehold
- Mains- Gas/ Electric/ Water/ Drainage
- Gated Driveway Parking & Double Garage

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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

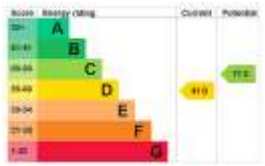
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Referral Fees

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