



Bingley Road, Bradford, BD9

****LARGE 7 BED DETACHED PROPERTY WITH 4 BED DETACHED ANNEX PLUS DEVOLPMENT LAND ****

Your Choice Estate Agents are please to offer a an **** RARE OPPORTUNITY **** A substantial period property set in its own private gated grounds with a sweeping driveway and boasting 7 bedrooms family home along with 4 bed annex with 2 bathrooms , The main house has 3 reception rooms 2 kitchens, 2 en-suite's, separate family bathroom, 2 Wc's and superb original character features Offering flexible accommodation and suitable for a variety of uses, subject to the required consents. , set within approximately 0.80 acres of land with 2 plots which are ideal for more residential properties developments. The property is situated in a picturesque location between the stunning area of Heaton. Likely to be of interest to BUILDERS, DEVELOPERS, COMPANIES, CHARITIES ETC or indeed the property would be ideal for a large family. viewing is highly recommend

Asking Price
£1,200,000

Your Choice Estate Agents

86 Toller Lane, Toller, Bradford, West Yorkshire, BD8 9DA
Tel: 01274 493333 Email: info@ycea.co.uk
Website: www.yourchoiceonline.co.uk



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DETACHED ANNEX PLUS DEVOLPMENT LAND **Your**

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uses, subject to the required consents. , set within approximately 0.80
acres of land with 2 plots which are ideal for more residential
properties developments. The property is situated in a picturesque
location between the stunning area of Heaton and Cottingley. Likely to
be of interest to BUILDERS, DEVELOPERS, COMPANIES,
CHARITIES ETC or indeed the property would be ideal for a large
family, offering ample space for multi-generational living. . The owner
is looking for a cash purchaser.

The Property is conveniently located on the edge of the popular area of
Bingley Road and approximately one mile from city centre of Bradford.
The site is situated in a popular residential area position within open
fields to the rear, yet conveniently placed and equidistant being
approximately 1.4 miles to both miles to Bingley and Bradford Centres.
viewing is highly recommended

Ground Floor Main House;

Entrance Lobby
Reception Hall
2 Reception Rooms
Large Family Room
Dining Breakfast Kitchen
Separate Kitchen
Utility Room
Ground WC

1st Floor

Landing
2 Hallway
2 Master bedroom's with en-suites
5 bedrooms
Sauna room
Sauna Shower room



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Outside

2 Large Plots with Massive scope to carry out development to build a good size portfolio.

Very Large Swimming pool which can be re-instated

Large Private drive leading to a massive plot size car port for over 10 cars.

5 Bedroom detached Annex

Entrance Lobby

large Open plan Lounge Area

Large open plan Kitchen

4 Ground floor Bedrooms

Ground Floor Bathroom

Large out building for garden tools and equipment's

First Floor

Large dormer Bedroom 5

Separate Family bathroom

Planning reference are attached as pictures, please refer to the Bradford planning portal for full information. potential buyers should carry out their own due diligence.

For Room Sizes for the house and Annex Please see floor plan Attached

TENURE: FREEHOLD

COUNCIL TAX BAND G

EPC RATING F

<https://find-energy-certificate.service.gov.uk/energy-certificate/8197-7929-0249-4703-5996>

Need More Information?

For further information or to speak to Khalid Mahmood, please call 01274 493333. or email us on info@ycea.co.uk

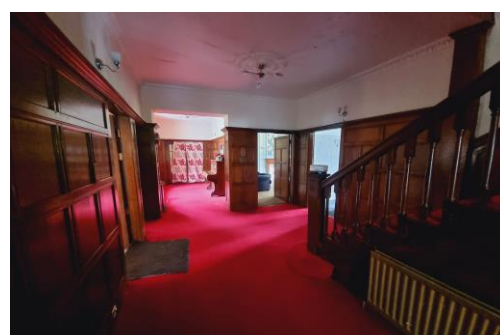
VIEWING ARRANGEMENTS

Strictly by prior telephone appointments with Your Choice estate agents.

Opening hours Monday to Thursday 09.00am -05.30pm

Friday 09.00am -01.00pm and .03.00pm-05.00pm Saturday 10.00am -

04.00pm



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DISCLAIMER

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