

# HUNTERS<sup>®</sup>

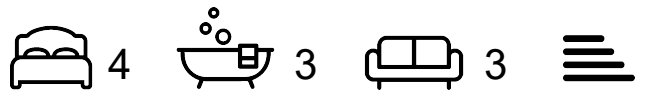
HERE TO GET *you* THERE



## Agincourt Drive

Gilstead, Bingley, BD16 3JY

Asking Price £525,000



An excellent opportunity to acquire a comprehensively equipped four bedroom detached family home, situated within a highly sought after residential locality.

The family home which should be viewed to be fully appreciated takes full advantage of an open aspect to the front and provides a flexible family home in a highly sought after location. Well positioned for local primary and secondary schools, local village amenities and transport links to nearby Bingley.

The substantial family home comprises: entrance hall, spacious lounge, utility, open plan kitchen with dining area, and conservatory off. To the first floor are four bedrooms, with the master having a dressing room/walk in wardrobe and a house bathroom. Externally, are private lawn gardens to the rear, with patio area and fence boundaries, and off street parking to the front.

Agincourt Drive is an exceptionally well regarded part of the village, and is approximately 1 mile from Bingley town centre. Bingley offers excellent amenities and a direct rail service to Leeds, Bradford and Skipton.



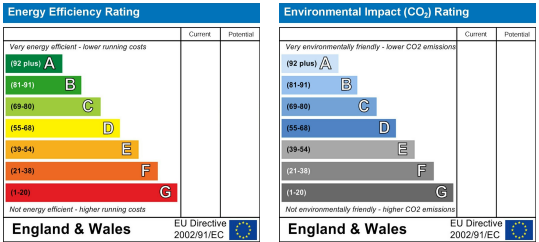
Area Map



Floor Plans



Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.