



North Street, Silsden, BD20 9PE

Asking Price £165,000

- NO UPPER CHAIN
- TWO BEDROOMS
- POTENTIAL FOR OFF-ROAD PARKING
- GENEROUS BATHROOM WITH FOUR-PIECE SUITE
- CLOSE TO LOCAL AMENITIES
- CHARMING MID TERRACE COTTAGE
- GARDENS TO FRONT & REAR
- SPACIOUS LIVING ACCOMMODATION
- IN NEED OF SOME MODERNISATION
- EXCELLENT TRANSPORT LINKS

North Street, Silsden, BD20 9PE

Nestled in a CONVENIENT LOCATION WITH NO UPPER CHAIN, this CHARMING TWO-BEDROOM MID-TERRACE COTTAGE offers an excellent opportunity to personalise and make your own. The property boasts GARDENS AT BOTH THE FRONT AND REAR, with the rear garden overlooking a picturesque beck. The WELL-PLANNED ACCOMMODATION invites internal inspection to truly appreciate its potential.



Council Tax Band: A



PROPERTY DETAILS

Nestled in a convenient location with no upper chain, this charming two-bedroom mid-terrace cottage offers an excellent opportunity to personalise and make your own. The property boasts gardens at both the front and rear, with the rear garden overlooking a picturesque beck. The well-planned accommodation invites internal inspection to truly appreciate its potential.

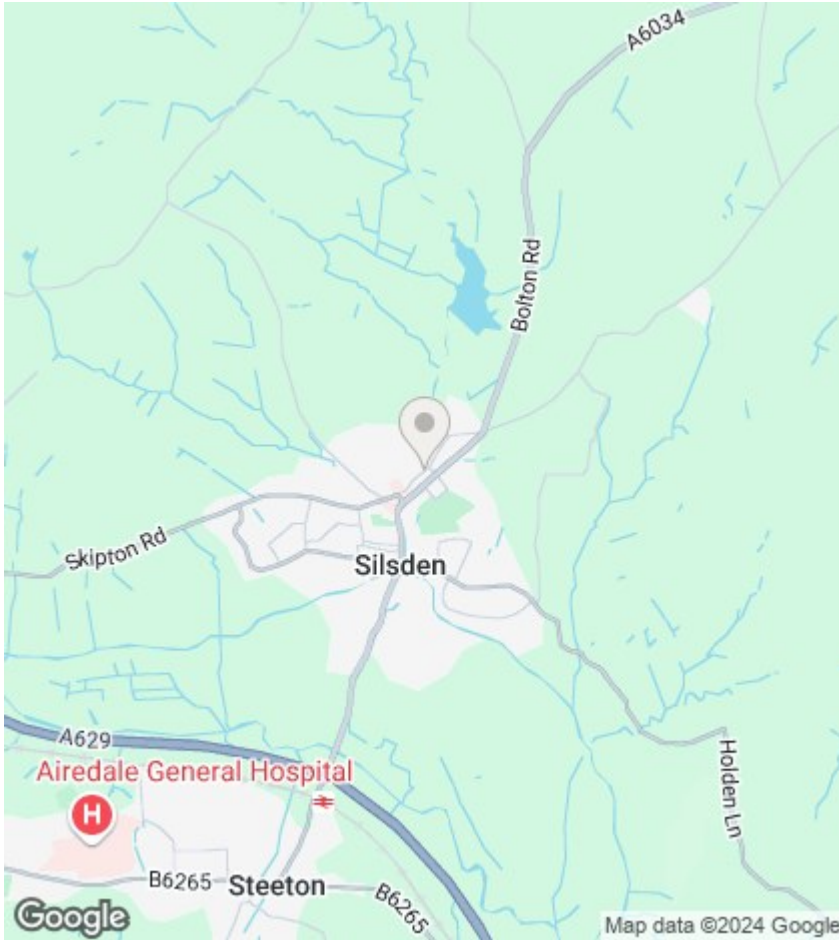
Upon entering, you'll find a welcoming hallway leading to a spacious sitting room featuring a multi-fuel stove set on a stone base with a lintel above. The inner hall provides access to a practical keeping cellar, while the generously sized kitchen includes integrated appliances and opens directly onto the rear garden.

Upstairs, the first floor comprises of two well-proportioned bedrooms and a spacious bathroom fitted with a four-piece suite.

Outside, the cottage garden at the front offers potential for off-road parking, while the rear garden is paved and offers tranquil views down to the beck.

Silsden is a vibrant small town with a strong community spirit. Its bustling high street is home to independent shops, alongside a large Co-op and Aldi for daily essentials. The town offers excellent amenities, including a primary school, a Town Hall, churches, a beautiful park and the scenic Leeds/Liverpool Canal running through it. At the heart of the town, you'll find a popular seating area overlooking a picturesque duck pond and waterfall. Silsden also benefits from superb transport links right on your doorstep.

For those seeking a delightful home with a fantastic garden, this property is not to be missed!



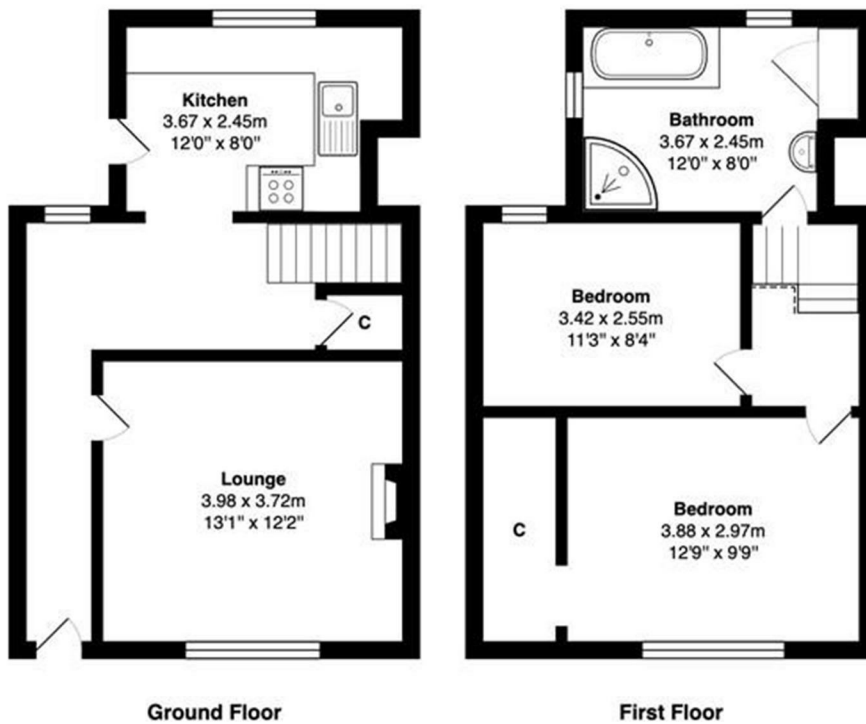
Viewings

Viewings by arrangement only. Call 01535 655212 to make an appointment.

EPC Rating:

D

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			87
(81-91) B			
(69-80) C			
(55-68) D		59	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



Total Area: 73.2 m² ... 788 ft²

All measurements are approximate and for display purposes only