



**Bogthorn, Oakworth Keighley BD22 7LT**

**welcome to**

## **Bogthorn, Oakworth Keighley**

Well-maintained semi-detached property is ideally situated in a popular and convenient location close to Oakworth Village. Located approximately two miles from Keighley town centre, offering excellent road and rail links to the major towns and cities of West Yorkshire.



Upon entering, you are welcomed by a bright entrance hall featuring a new front door and original tiled flooring, blending modern updates with period charm. The living room boasts a new gas fire with a rustic mantel beam, creating a warm and inviting focal point.

The kitchen diner offers ample base and wall units, an inset cooker, and direct access to the rear garden, making it an ideal space for both everyday living and entertaining. There is also access to a generous sized cellar, perfect for use as a utility area or additional storage.

To the first floor, there are two well-proportioned double bedrooms, with bedroom one featuring an original cast iron fireplace and decorative wall panelling. The modern house bathroom includes a four-piece suite with a freestanding bath, separate shower cubicle, and contemporary fixtures and fittings. Additional built-in storage can be found on the landing.

Externally, the property benefits from a small enclosed yard to the front and an enclosed garden to the rear, complete with a useful stone-built outhouse for storage.

### **Living Room**

13' 1" x 12' 6" To the Breast ( 3.99m x 3.81m To the Breast )

### **Kitchen**

11' 10" x 12' 10" Max ( 3.61m x 3.91m Max )

### **Bedroom 1**

11' 10" x 11' 1" Max ( 3.61m x 3.38m Max )

### **Bedroom 2**

13' 1" x 9' 3" Max ( 3.99m x 2.82m Max )



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## Bogthorn, Oakworth Keighley

- Semi Detached
- Two Double Bedrooms
- All New Windows Throughout
- Well Presented
- Enclosed Garden to the Rear

Tenure: Freehold EPC Rating: D

Council Tax Band: B

**£179,000**



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