



wilman&wilman

ESTATE AGENTS · VALUERS · LETTING AGENTS

**A STONE BUILT 4 BEDROOMED BARN CONVERSION WITH
A READY-MADE HOLIDAY LET INCOME – ALSO HAVING
THE OPTION TO PROVIDE ANCILLIARY
ACCOMMODATION FOR EXTENDED FAMILY**



WHITEHOUSE COTTAGE FARNHILL

TO THE GROUND FLOOR

Part glazed and panelled stable style door to:

PORCH: 5'2" x 3'7" with tiled floor, coat hooks, fitted shoe rack & inner half glazed door to:

DINING KITCHEN: 17'5" x 16'1" with wall and base units, laminate worktops, stainless steel sink unit, oven & 4 ring gas hob, stainless steel extractor hood, part tiled walls, dishwasher plumbing, small breakfast bar, Vinyl flooring, generous dining area, ceiling downlights and open staircase to the first floor with store cupboard under & space for fridge/freezer.

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8 MAIN STREET · CROSS HILLS · KEIGHLEY · WEST YORKSHIRE · BD20 8TB



CLOAKROOM: with low suite w.c, pedestal wash hand basin, extractor fan and Vinyl flooring.

SITTING ROOM: 17'5" x 12'4" with laminate flooring, coal effect gas fire, 3 wall light points and windows on 2 sides.

BEDROOM: 19'0" x 10'2" (inclusive of en-suite) with glazed doors to the front.



EN-SUITE: 6'11" x 5'2" with tiled shower enclosure, low suite w.c, pedestal wash basin, Vinyl flooring and extractor fan.

TO THE FIRST FLOOR

LANDING: 10'0" x 9'1" with access to roof void, rear window and store cupboard over the stairs.

BEDROOM 1: 13'4" x 9'10" with windows on 2 sides and fitted airing cupboard.

EN-SUITE: 6'11" x 3'10" with tiled shower enclosure, low suite w.c, pedestal wash basin, Vinyl flooring, extractor fan and window with views over the fields.

BEDROOM 2: 12'6" x 10'1" with windows on 2 sides.

NOTE: These particulars are thought to be materially correct, though their accuracy is not guaranteed and they do not form part of any contract.



BEDROOM 3: 9'3" x 7'0".



BATHROOM: 7'2" x 5'10" with modern 3 piece suite comprising panelled bath with tiled surround, low suite w.c, pedestal wash basin, part tiled walls, Vinyl flooring and Velux window.

TO THE OUTSIDE

There is a flagged sitting out area with a timber pergola. There is also an adjoining outbuilding used to store garden tools.

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