



Hilton &
Horsfall

BB8 7HU

Keighley Road, Laneshawbridge

Prices From £295,000

- 10 Year Structural Warranty
- German Kitchen
- NEFF and Siemens Integrated Appliances
- Ashton and Bentley Baths Wet Rooms To Both En-suite And Family Bathrooms
- Full Fibre Broadband
- Two Private Off Road Car Parking Spaces
- 7kw Electric Car Charging Point
- Brushed Chrome Sockets / Switches Throughout

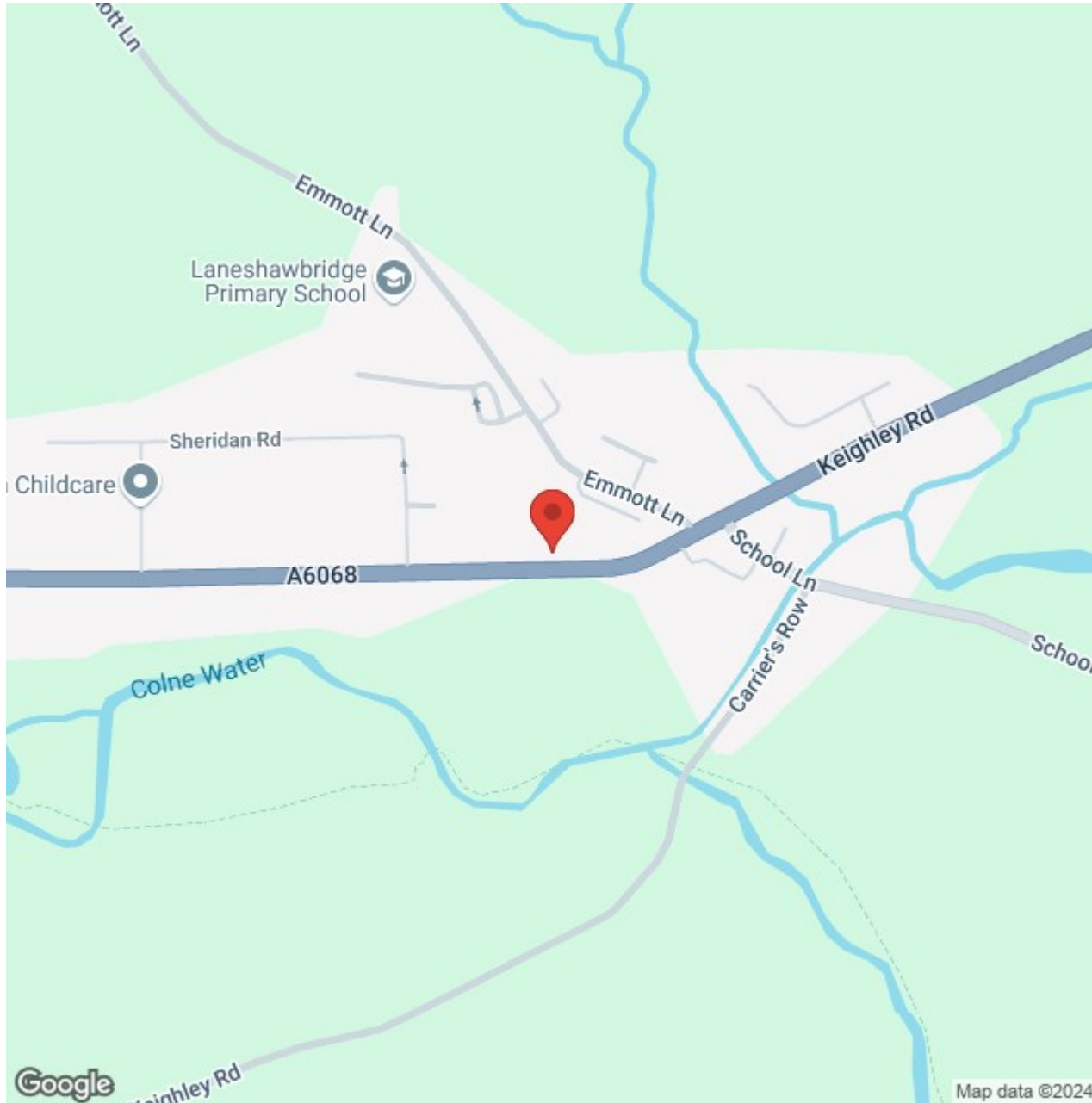
Originally constructed in 1858, this historic Wesleyan Methodist Chapel in the picturesque village of Laneshaw Bridge has been meticulously transformed into two exquisite three-bedroom dwellings. Each home masterfully blends the charm of its heritage with modern luxury, offering a unique living experience that is both timeless and contemporary. The high-quality craftsmanship is evident throughout, with attention to detail at every turn. The German-fitted kitchens are a standout feature, designed with both functionality and elegance in mind. Each kitchen comes complete with integrated appliances and a chic booth seating area, creating a perfect space for both everyday dining and entertaining. The thoughtful design continues outside, where each property boasts a private rear garden—a tranquil haven perfect for relaxing or enjoying the outdoors. Additionally, each home benefits from off-road parking spaces for two cars, ensuring convenience and security. These homes are a rare opportunity to own a piece of local history while enjoying all the comforts of modern living. Ideal for families, professionals, or those seeking a retreat with character, these properties are a must-see for anyone looking for a home with a story to tell.

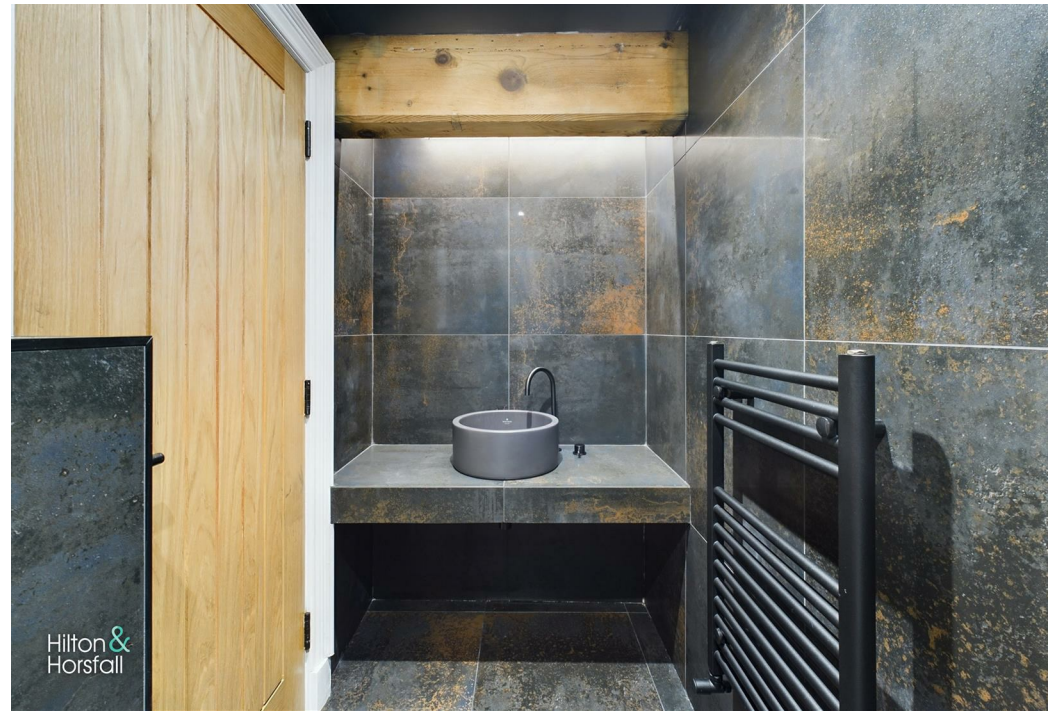
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Lancashire

A newly renovated semi-detached dwelling, offering spacious family sized living accommodation throughout. This semi-detached property affords many noteworthy features and briefly compromises of; an entrance hallway, ground floor w.c, comfortable sized living room, modern dining kitchen, To the first floor you will find three well proportioned bedrooms one with has shower room ensuite, a modern 4-piece bathroom suite. Externally to the front elevation is a tarmac driveway giving for x2 car parking spaces. To the rear elevation you will find an enclosed three tiered split level garden having flagged patio area and ample space for a storage shed / garden furniture. This is one not to be missed. Early viewing is advised to avoid disappointment.

GROUND FLOOR

ENTRANCE HALLWAY

Having x1 central heating radiator, under stairs storage cupboard, wood flooring, and staircase leading to the first floor landing.

GROUND FLOOR W.C

A useful ground floor wc with, half tiled walls, sleek black towel radiator, recessed LED spot lights, wood flooring, wall mounted sink, solid oak doors.

LIVING ROOM 15'3" x 9'9" (4.65m x 2.98m)

A family sized living room with x1 central heating radiator, recessed LED spot lights, uPVC double glazed window to the front elevation, solid oak door, and ample space for furniture.

DINING KITCHEN 12'5" x 17'11" (3.79m x 5.48m)

A spacious dining kitchen having a range of fitted wall and base units, contrasting work surfaces over, Siemens integrated oven/ grill, inset sink with sleek black mixer tap, Siemens 5 ring electric induction hob, fitted fridge/ freezer, fitted dishwasher, wood flooring, solid oak doors, uPVC double glazed french doors, uPVC double glazed window to the rear elevation, recessed LED spot lights, x1 central heating radiator, wood flooring, plumbing for washing machine/ dryer and fitted seating area.

FIRST FLOOR / LANDING

On the first floor/ landing you will find;

BEDROOM ONE 12'1" x 9'5" (3.70m x 2.89m)

A room of double proportion having uPVC double glazed arch

window to the rear elevation, x1 central heating radiator, solid oak door, exposed wood ceiling beams, and access to the ensuite.

ENSUITE

A modern 3-piece ensuite compromising of; fully tiled walls and floor, sleek black towel radiator, recessed LED spot lights, shower cubicle with rainfall shower head, low level w.c, and exposed wood ceiling beams.

BEDROOM TWO 11'5" x 9'5" (3.50m x 2.89m)

Another room of double proportion with exposed wood beams, recessed LED spot lights, solid oak doors, uPVC double glazed arched window to the front elevation, and ample space for bedroom furniture.

BEDROOM THREE 7'9" x 8'0" (2.37m x 2.45m)

A room of single proportion with x1 central heating radiator, recessed LED spot lights, uPVC double glazed arched window to the rear elevation, and television point.

BATHROOM

A beautifully presented four piece bathroom suite comprising of: uPVC double glazed window to the front elevation, tiled flooring, velux sky light, sleek black towel radiator, recessed LED spot lights, exposed wood beams, shower cubicle with rainfall shower head, and a low level wc.

EXTERNALLY

Externally to the front elevation is a tarmac driveway giving for x2 car parking spaces offering convenience and security. To the rear elevation you will find an enclosed three tiered split level garden having flagged patio area and ample space for a storage shed / garden furniture.

360 DEGREE VIRTUAL TOUR

<https://bit.ly/keighley-rd-laneshawbridge>

PROPERTY DETAIL

Unless stated otherwise, these details may be in a draft format subject to approval by the property's vendors. Your attention is drawn to the fact that we have been unable to confirm whether certain items included with this property are in full working order. Any prospective purchaser must satisfy themselves as to the condition of any particular item and no employee of Hilton & Horsfall has the authority to make any guarantees in any regard.

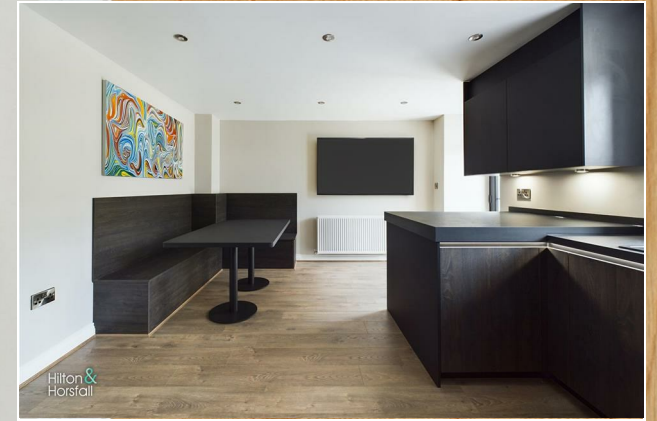
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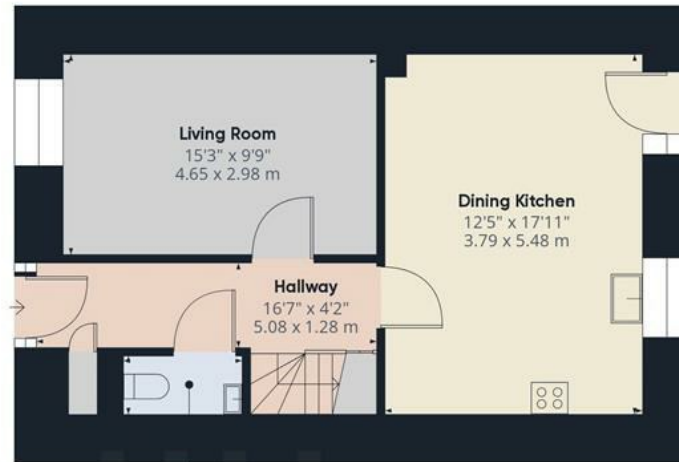
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OUTSIDE

Externally to the front elevation is a tarmac driveway giving for x2 car parking spaces offering convenience and security. To the rear elevation you will find an enclosed three tiered split level garden having flagged patio area and ample space for a storage shed / garden furniture.





WC
5'11" x 2'10"
1.82 x 0.89 m

Ground Floor



Bathroom
7'11" x 7'3"
2.42 x 2.23 m

Ensuite
4'0" x 9'6"
1.24 x 2.92 m

Floor 1

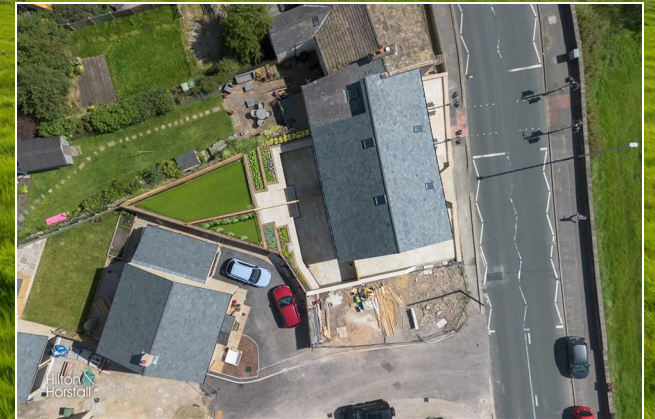
Approximate total area⁽¹⁾

952.71 ft²
88.51 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.





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