



Aire View, Silsden, BD20 0AW

Asking Price £180,000

- NO UPPER CHAIN
- TWO DOUBLE BEDROOMS
- RECENTLY RENOVATED THROUGHOUT
- IDEAL FOR FIRST TIME BUYERS
- STONE BUILT TERRACE
- BASEMENT WITH UTILITY ROOM
- MODERN FIXTURES AND FITTINGS
- CONVENIENT LOCATION

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A beautifully presented two double-bedroom traditional stone-built terraced home, arranged over three floors and renovated to an exceptional standard by the current owners. Taken back to bare brick and thoughtfully restored throughout, this stunning property combines character and charm with stylish modern fixtures and fittings, creating a home that is truly ready to move straight into and enjoy.



Council Tax Band: A



PROPERTY DETAILS

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Step through the front door into a bright and inviting open-plan living, dining, and kitchen space. The living area is flooded with natural light from large picture windows and also benefits from a useful built-in cupboard housing the newly installed combination boiler. The contemporary kitchen is both stylish and well-equipped, offering a practical yet attractive space for cooking and entertaining, with access to both the basement level and the first floor.

Stone steps lead down to the basement, where you will find a useful utility room complete with traditional stone banks, along with an additional versatile storage room providing excellent extra space.

To the first floor is a spacious landing leading to two generous double bedrooms and a beautifully finished contemporary bathroom suite.

Situated on Aire View, just a short distance from the centre of this highly regarded and thriving town, the property enjoys easy access to all the amenities Silsden has to offer. The town boasts an excellent selection of independent shops, a welcoming community atmosphere, a highly regarded primary school, recreational park facilities, and excellent commuter links.

For buyers searching for a stylish, fully renovated home close to local amenities and ready to move straight into, this exceptional property could be the perfect choice.



Viewings

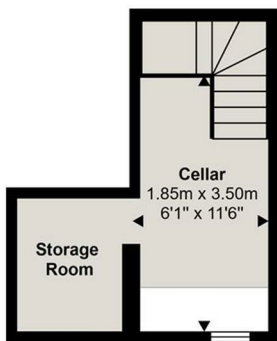
Viewings by arrangement only. Call 01535 655212 to make an appointment.

EPC Rating:

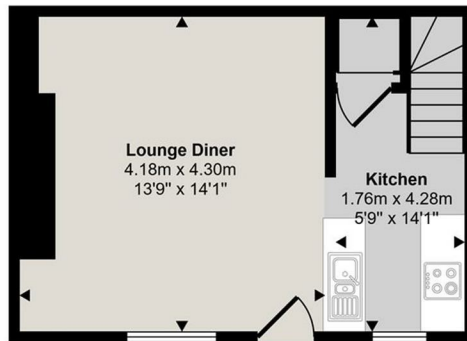
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			88
(69-80) C		69	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

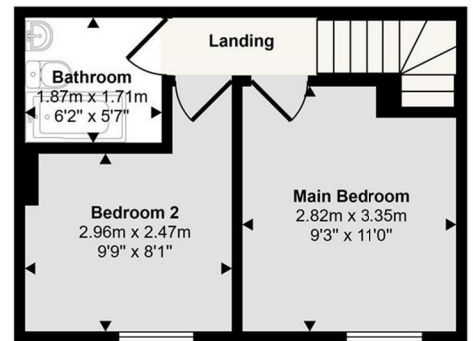
Approx Gross Internal Area
62 sq m / 670 sq ft



Cellar
Approx 11 sq m / 115 sq ft



Ground Floor
Approx 26 sq m / 281 sq ft



First Floor
Approx 25 sq m / 274 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.