



Wisteria House Lady Park Avenue, Bingley BD16 4UB

welcome to

Wisteria House Lady Park Avenue, Bingley

A desirable stone-built home in a sought-after Bingley setting, enjoying mature, well-kept gardens and excellent outdoor space. The standout feature is the beautiful wisteria draped across the rear elevation, its cascading lilac blooms creating a stunning, fragrant backdrop to the terrace and garden



Set on the highly desirable Lady Lane in Bingley, this beautifully presented stone-built home offers an excellent blend of character, space and lifestyle.

A large driveway provides off-street parking for multiple vehicles, while the property also benefits from an acre paddock adjoining Prince of Wales Park.

To the rear, a generous terrace provides the perfect space for outdoor dining and entertaining, overlooking a well-maintained garden with mature planting and established borders. The standout feature is the magnificent wisteria, which cascades across the rear elevation and creates a stunning display when in bloom.

The south-facing orangery enjoys an elevated position, taking in far-reaching Aire Valley views across to the St Ives Estate and beyond, creating a bright and inviting space.

Inside, the accommodation is spacious and versatile, featuring well-proportioned reception rooms, a centrally positioned kitchen with underfloor heating, and a wood burning stove. There are three en-suite bedrooms, each with a shower, along with a house bathroom fitted with a bath and over-bath shower. Underfloor heating is also fitted in one of the en-suite bathrooms.

Externally, the property includes two small stone-built storage buildings—one used as a wood store and the other as a tool store—alongside a shed and a bike store.

The bedrooms offer comfortable and flexible living space, making this a charming home combining period character with beautifully maintained outdoor surroundings.

Lower Ground Floor Lounge

15' 5" x 13' (4.70m x 3.96m)

Lower Ground Floor Kitchen

26' 3" x 16' 3" (8.00m x 4.95m)

Lower Ground Floor Store

11' x 7' (3.35m x 2.13m)

Lower Ground Floor Store

27' 9" x 8' 9" (8.46m x 2.67m)

Lower Ground Floor Bathroom

9' 4" x 8' 5" (2.84m x 2.57m)

Lower Ground Floor Hall

Ground Floor Bedroom 2

15' 3" x 12' 1" (4.65m x 3.68m)

Ground Floor En-Suite

Ground Floor En-Suite

Ground Floor Bedroom 3

12' 11" x 8' 6" (3.94m x 2.59m)

Ground Floor Lounge

21' 5" x 18' 1" (6.53m x 5.51m)

Ground Floor Dining Room

12' 8" x 10' 11" (3.86m x 3.33m)

Ground Floor Orangery

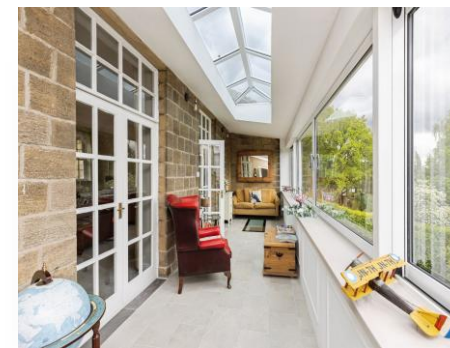
27' x 6' 9" (8.23m x 2.06m)

Ground Floor Bedroom 1

13' x 7' 9" (3.96m x 2.36m)

Ground Floor Dressing Room

11' 3" x 10' 9" (3.43m x 3.28m)



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Wisteria House Lady Park Avenue, Bingley

- Well-appointed kitchen at the heart of the home with underfloor heating
- Attractive stone-built detached home
- Generous and versatile living accommodation
- A house bathroom with bath and over bath shower
- 3 En-Suite bedrooms with showers - underfloor heating in one of the En-Suites

Tenure: Freehold EPC Rating: C

Council Tax Band: E

offers in the region of

£950,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
BNG103123 - 0007

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