



# Davies Properties



## 17 High Street

Steeton, Keighley, BD20 6NT

£950 Per Calendar Month



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A beautifully presented and surprisingly spacious two bedroom stone cottage, tucked away in the highly sought-after village of Steeton. Full of charm and character, the property boasts original feature beams and a wealth of period details that give it a warm, homely feel throughout.

The ground floor offers a comfortable living room and a well-appointed kitchen, while upstairs you'll find two bedrooms and a family bathroom. To the rear, a low-maintenance garden provides a lovely private space to unwind during the warmer months. The property also benefits from uPVC double glazing and gas central heating throughout, ensuring year-round comfort.

Steeton itself is a wonderful place to call home. The village offers a rare blend of rural tranquillity with excellent transport links, including its own railway station with direct connections to Leeds, Bradford and Skipton - ideal for commuters. Buses from Keighley and the wider district pass through regularly, adding further convenience. Sitting just three miles from Keighley and five miles from Skipton, you're perfectly placed to enjoy the best of both town and countryside.

The surrounding area has plenty to offer, from the scenic Keighley and Worth Valley Heritage Railway running through beautiful Brontë country, Steeton Hall Hotel, to the famous village of Haworth and its literary connections just a short drive away. The Yorkshire Dales National Park is also nearby, offering breath-taking landscapes and numerous walking trails.

This is an ideal home for a couple or single professional seeking a characterful property in a peaceful yet well-connected village setting. Early viewings are highly recommended.

## GROUND FLOOR

### Entrance Porch

A practical entrance porch, perfect for storing coats and shoes, with a uPVC double glazed front door.

### Living Room

13'11" x 12'10" (4.24m x 3.91m)

A characterful living room featuring exposed beams, a uPVC double glazed window to the front, an electric fire with stone-effect surround and a central heating radiator.

### Kitchen

14'3" x 9'1" (4.34m x 2.77m)

A well-equipped kitchen fitted with a range of matching wall and base units with granite worksurfaces, a ceramic one-and-a-half bowl sink and stone tiled flooring. A freestanding AGA cooker sits beneath an extractor hood, and there is plumbing for a washing machine, along with a freestanding fridge/freezer. The combi-boiler is neatly concealed within a cupboard. Two uPVC double glazed windows and a rear door flood the room with natural light, while exposed ceiling beams add a touch of rustic charm. Further benefits include under-stairs storage and a staircase rising to the first floor.

## FIRST FLOOR

### Landing

With loft hatch

### Bedroom 1

8'2" x 12'11" (2.49m x 3.94m)

A good-sized double bedroom with a uPVC double glazed window to the front elevation and central heating radiator.

### Bedroom 2

10'11" x 9'0" (3.33m x 2.74m)

A second bedroom enjoying a pleasant outlook to the rear through two uPVC double glazed windows, with a central heating radiator.

### Bathroom

5'3" x 8'8" (1.60m x 2.64m)

A modern bathroom fitted with a three-piece suite comprising a 'P'-shaped bath with overhead shower, pedestal hand wash basin and WC. Finished with fully tiled walls and flooring, recessed ceiling spotlights and a uPVC double glazed window to the front elevation.

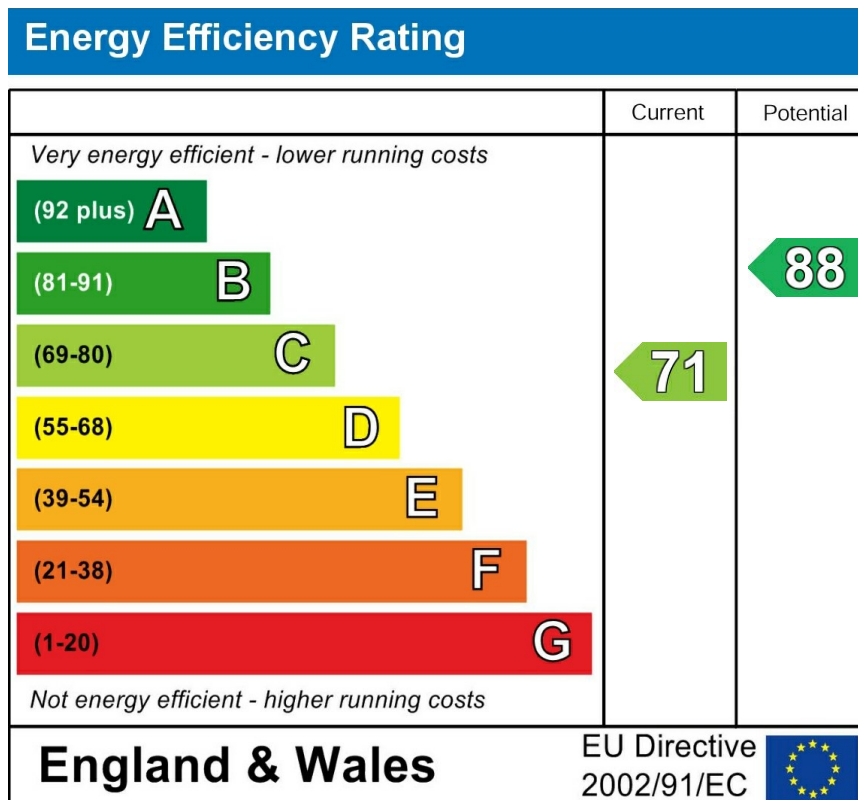
## EXTERIOR

To the rear of the property is a paved patio garden with a useful storage shed - a low-maintenance outdoor space ideal for sitting out during the warmer months.

## OTHER INFORMATION

- ~ Bond: £1,096
- ~ Council Tax Band: A
- ~ No Pets
- ~ No Smokers
- ~ Parking: on-street - no permit required

## Energy Efficiency Graph



## Road Map



## Hybrid Map



## Terrain Map



## Floor Plan



## Viewing

Please contact our Davies Properties Office on 01535 872018 if you wish to arrange a viewing appointment for this property or require further information.

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