



Pearson Lane, Bradford BD9 6BL

welcome to

Pearson Lane, Bradford

A spacious and well-presented family home offering multiple reception rooms, a modern kitchen, generous bedroom accommodation across several floors, and additional basement space. The property benefits from a driveway, a lawned front garden, and a private rear garden



This impressive and versatile family home offers generous accommodation arranged over multiple floors, with additional external space providing further potential.

The ground floor features a welcoming entrance hallway leading to two bright and spacious reception rooms, a modern kitchen, and a useful utility area. The basement offers additional living and storage space, creating excellent flexibility for a variety of uses.

Across the upper floors, you'll find several well-proportioned bedrooms along with contemporary bathroom facilities and a spacious landing area. Notably, the green bedroom currently shown was originally two separate bedrooms—each with its own doorway—meaning the property can be considered a six-bedroom home if the partition wall were reinstated.

Externally, the home enjoys a driveway, a lawned front garden, and a private rear garden, ideal for outdoor relaxation and entertaining.

A key feature of this property is the detached annex. Although it is currently in need of aesthetic improvement, it previously served as a self-contained dwelling and offers significant potential, whether an independent living space for family members, a home office, or a garage/workshop.

The property benefits from close proximity to local amenities, reputable schools, and excellent transport links, making it an ideal choice for growing families or anyone seeking space, flexibility, and convenience in a well-connected area.



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Basement Hall

Basement W.C

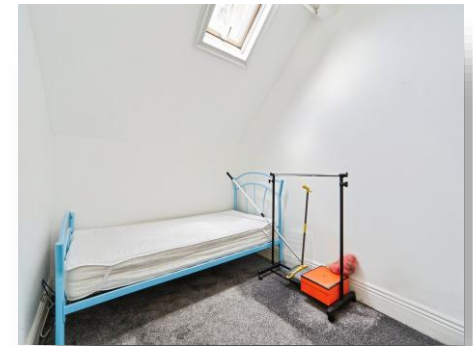
Basement

16' 5" x 6' 9" (5.00m x 2.06m)

Ground Floor Living/Dining Roo

16' 9" x 14' (5.11m x 4.27m)

Ground Floor Living Room



welcome to

Pearson Lane, Bradford

- Sale by Modern Auction (T&Cs apply)
- Subject to an undisclosed Reserve Price
- Buyers fees apply
- Spacious family home arranged over multiple floors
- Two bright reception rooms

Tenure: Freehold EPC Rating: D

Council Tax Band: D

guide price

£270,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
BNG103117 - 0004

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01274 566837



bingley@holroydsestateagents.co.uk



146 Main Street, BINGLEY, West Yorkshire,
BD16 2HL



holroydsestateagents.co.uk