

# HUNTERS<sup>®</sup>

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## Moorfield Road

Cottingley, Bingley, BD16 1PS

Asking Price £155,000



A two bedroom semi detached home, situated within a most popular location which is well served by local amenities and transport connections in a well regarded village.

The well established home, is likely to appeal to a variety of potential purchasers and comprises entrance hall, lounge with dining space and kitchen to the ground floor. To the first floor are two bedrooms and house bathroom. Externally are gardens to the front, side and rear with lawn areas and subject to relevant planning consent could offer an excellent opportunity to extend.

Cottingley is a well regarded village on the fringe of Bingley town centre. Bingley offers many town centre amenities and recreational facilities and direct rail access to Leeds, Bradford and Skipton



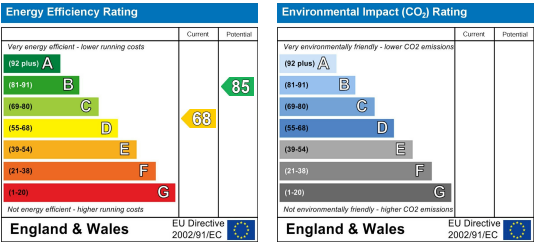
## Area Map



## Floor Plans



## Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.