



## Belgrave Road, Bingley, BD16 4NW

- Beautifully Appointed Home
- Well Positioned for Amenities
- Close to Bingley Train Station
- Two Bedrooms Plus Occasional Room
- Garden to Rear with Garden Room
- Nearby Well Regarded Schools
- Viewing Essential

**Asking Price £230,000**

**HUNTERS**  
HERE TO GET *you* THERE



# Belgrave Road, Bingley, BD16 4NW

## DESCRIPTION

A beautifully presented and well-maintained terrace property, ideally located on the fringe of Bingley town centre. Offering spacious accommodation arranged over three floors, this impressive home will appeal to a wide variety of purchasers.

The ground floor comprises a welcoming entrance hall with cellar access, a light and airy lounge with feature fireplace, kitchen, and a separate dining room. To the first floor there are two generously sized double bedrooms and a house bathroom. The second floor is occupied by the master bedroom, an expansive and versatile space, perfectly suited as a main bedroom or adaptable to suit a variety of lifestyle needs.

Externally, the property enjoys a landscaped rear garden with planted areas and the added benefit of a stone-built garden room, offering excellent versatility as a home office, studio, or additional entertaining space.

Situated on the highly sought-after Belgrave Road, this home enjoys convenient access to Bingley town centre, with its wide range of shops, cafés, and amenities. The area is also well served by highly regarded primary and secondary schools, excellent recreational facilities, and Bingley railway station, which provides direct and frequent rail services to Leeds, Bradford, and Skipton.

This delightful home offers both character and practicality in a fantastic location – early viewing is highly recommended.











### Viewings

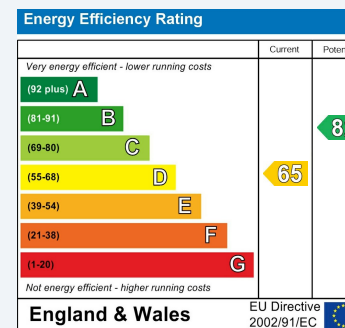
Please contact [bingley@hunters.com](mailto:bingley@hunters.com), if you wish to arrange a viewing appointment for this property or require further information.

### Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

## ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



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.