



10 Harold Street, Bingley, West Yorkshire BD16 2RP

- Stunning stylishly presented and appointed two bedroom inner terraced property
- Spacious lower ground floor basement dining kitchen
- Popular and convenient locality close to amenities
- Close to Crossflatts Railway Station and access to Bingley Town Centre
- Excellent range of fixtures, fittings and modern decor
- Viewing essential to fully appreciate, would suit a first time buyer

£199,950 Freehold



10 Harold Street, Bingley, West Yorkshire BD16 2RP

DESCRIPTION

We are delighted to offer for sale this lovely two bedroom stone built, inner terrace property which offers well presented and appointed accommodation that will appeal certainly to first time buyers.

The property provides, bright, airy and deceptively spacious accommodation planned over four principal floors. It offers an excellent range of fixtures and fittings and is tastefully and stylishly decorated. A gas fired central heating system and Upvc double glazing are installed.

The property in brief comprises:- to the ground floor:- , good sized living room with fireplace surround and open plan staircase to both the lower ground floor and first floors. The ground floor also has a useful utility room with plumbing for a automatic washing machine and recently replaced gas fired central heating boiler. To the lower ground floor is a well proportioned dining kitchen with fitted base cupboards and work surfaces.

To the first floor is a double bedroom with fitted wardrobes and a house bathroom with three piece modern white suite.

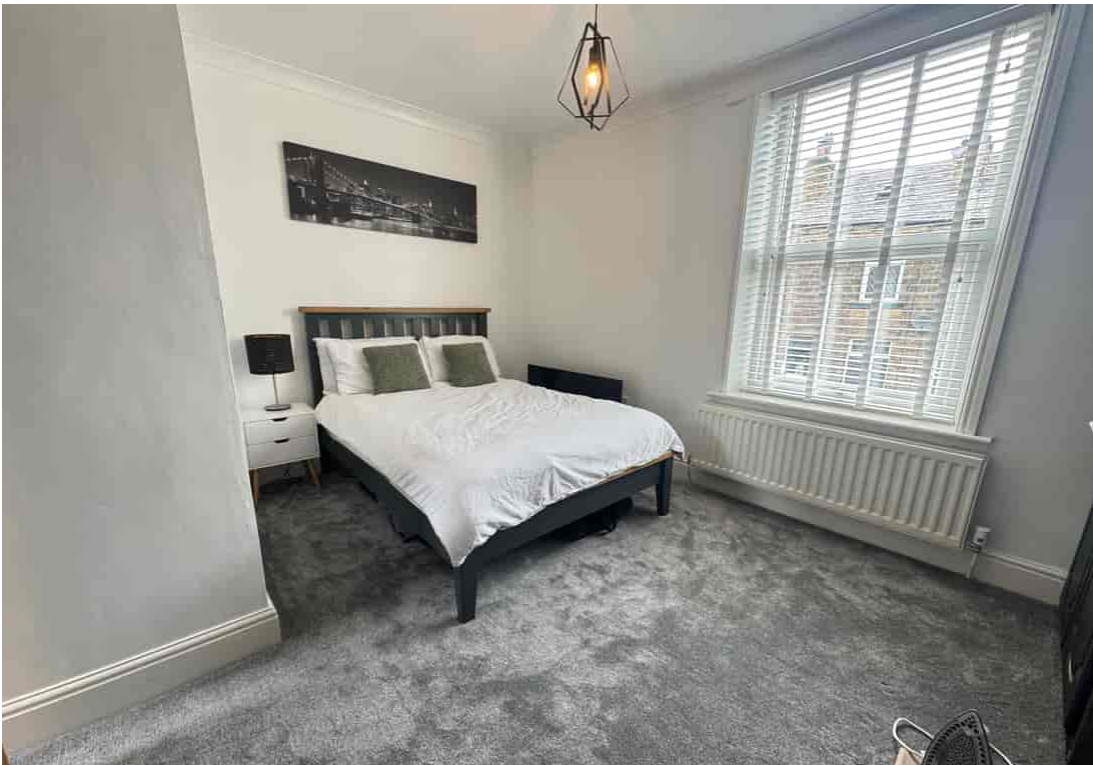
A further double bedroom with built in wardrobes and storage is on the second floor.

Externally, the property has an enclosed paved garden/yard to the rear with outhouse storage and small frontage.

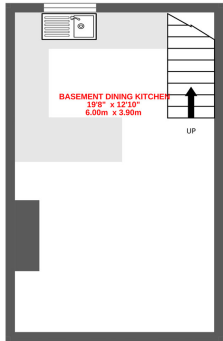
The property is well placed for an excellent range of localised amenities in Bingley & Crossflatts. Bingley Town Centre is an approximate three-minute drive away/10 minute walk and provides a wider range of facilities including shops, supermarkets, bars and restaurants. The area is served by well-regarded schools for all ages as well as private nurseries, transport links and leisure facilities. Crossflatts railway station which is a short walk offers regular and direct access to the larger business centres of Leeds and Bradford.

We would urge an early enquiry and full viewing appointment to avoid disappointment.

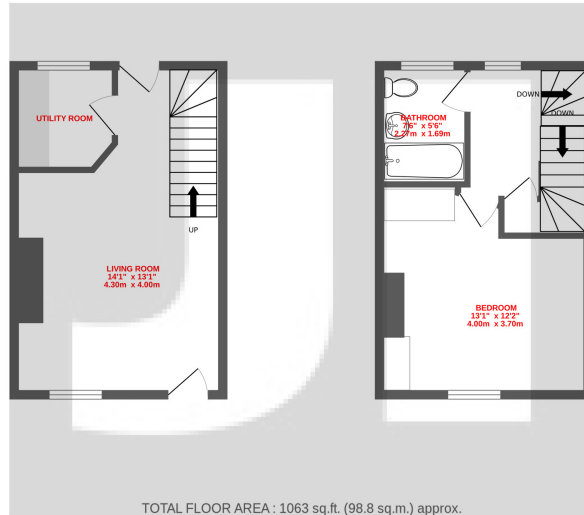




BASEMENT
265 sq.ft. (24.6 sq.m.) approx.



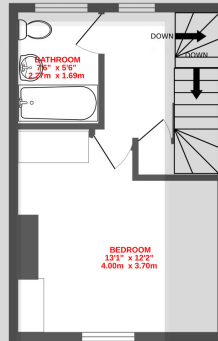
GROUND FLOOR
263 sq.ft. (24.5 sq.m.) approx.



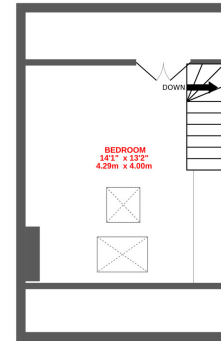
TOTAL FLOOR AREA : 1063 sq.ft. (98.8 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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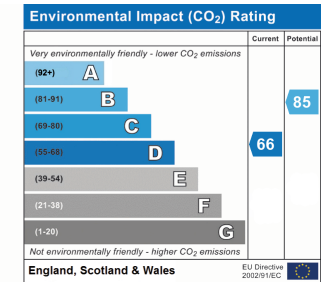
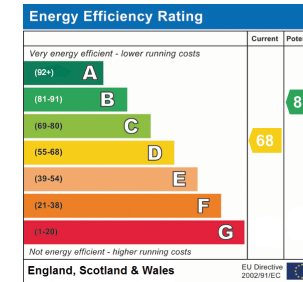
1ST FLOOR
267 sq.ft. (24.8 sq.m.) approx.



2ND FLOOR
269 sq.ft. (25.0 sq.m.) approx.



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.



DISCALIMER

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.

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to sell or let?

If you are thinking of selling your home or just curious to discover the value of your property. We would be pleased to provide free, no obligation sales and marketing advice. Need a mortgage, talk to us first.

☎ 01274 533322

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Opening Hours

Mon-Friday 9:00 - 17:30

Saturday 9:00 - 13:00