



27 South Hill Drive, Gilstead, Bingley, West Yorkshire BD16 3NR

- Well appointed and presented two bedroom stone built semi detached property
- Excellent range of modern fixtures, fittings and decor
- Pleasant locality within a cul-de-sac position - sought after residential area
- Double driveway area, rear garden with garden room/summer house
- Gas fired central heating and uPVC anthracite double glazing
- Suited a to a first time buyer. Viewing essential

£245,000 Freehold



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DESCRIPTION

We are pleased to offer for sale this well appointed, established and presented two bedroom semi detached property, located in a pleasant position within this highly sought after and convenient cul-de-sac locality.

The accommodation provides a gas fired central heating system and double glazing and briefly comprises:-
Entrance porch/laundry/cloaks area, entrance from in to a fitted dining kitchen with open plan staircase to the first floor. Living room to the front.

Externally the property has a good sized double driveway area to the front (only partial drop down kerb). To the rear is a pleasant rear garden with paved areas and lawn. One particular feature to the garden is a large detached garden room/summer house along with a useful garden shed.

Situated in the highly sought after district of Gilstead the property is well placed for a excellent range of localised amenities. The area is renowned for well regarded schools and leisure facilities. The area also has fantastic travel links by road and rail. Bingley Railway Station provides regular and direct access to larger business centres of West Yorkshire and beyond as well as the Yorkshire Dales.

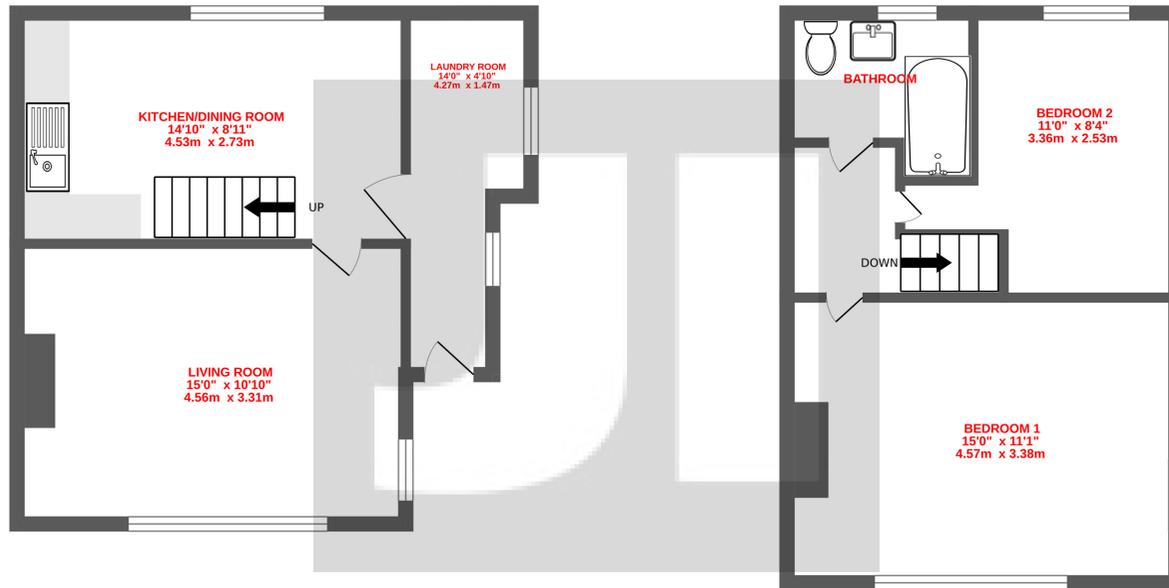
We would encourage an early enquiry and viewing appointment.





GROUND FLOOR

1ST FLOOR



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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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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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