



Day & Co
ESTATE AGENTS

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£725,000

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- EPC Rating Is C
- Four Bedrooms & Three Bathrooms
- Generous Size Gardens/Additional Croft To Rear/Ample Parking
- Close To Sought After Historic Village Of Haworth

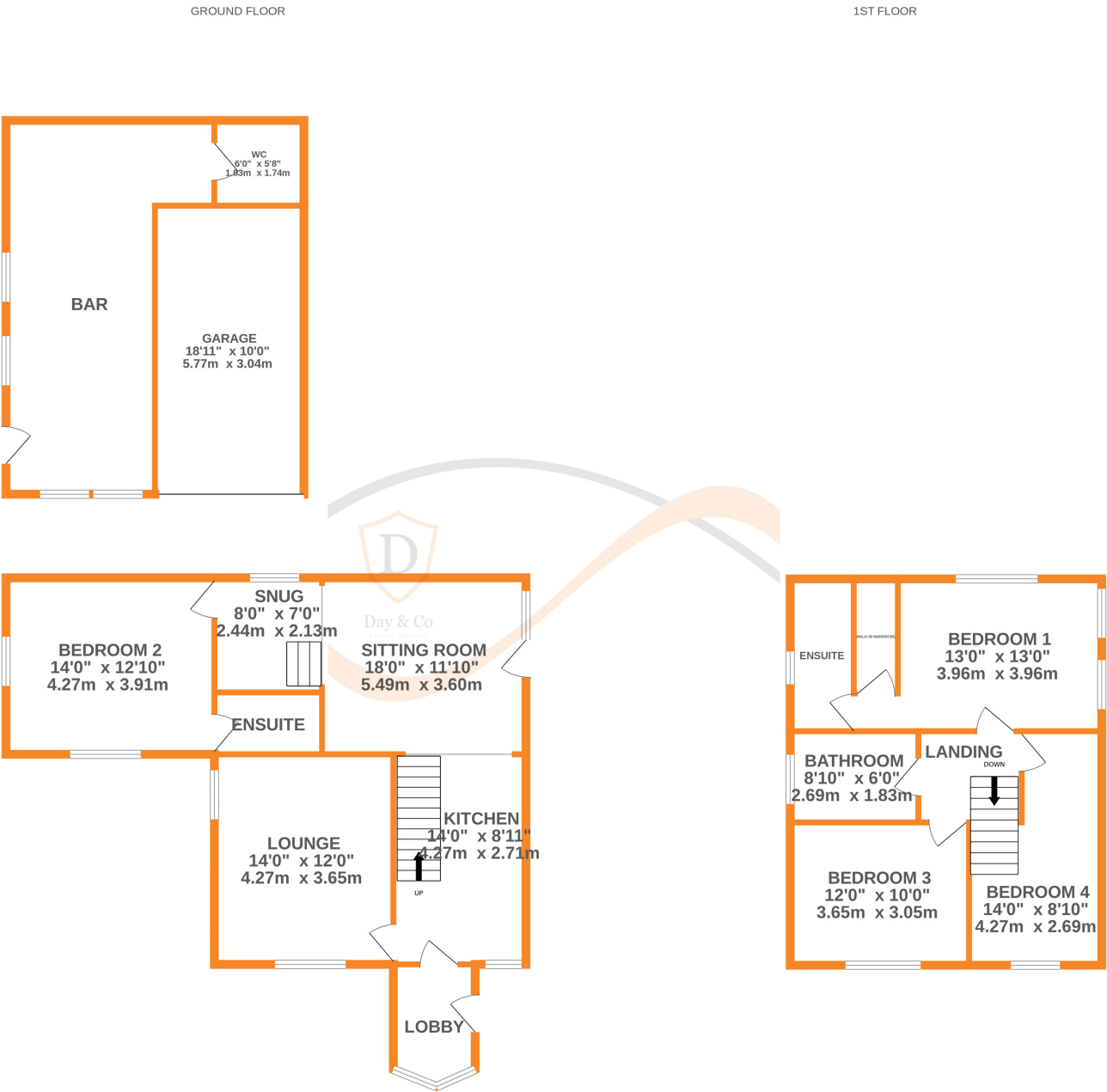
- Stunning Detached Family Home
- Three Reception Rooms & Two Multi-Fuel Burning Stoves
- Detached Garage & Bar With Planning Permission to Be Converted To A Granny Annex - Planning App. No. 22/03706/HOU

SUMMARY

****A STUNNING 4 BEDROOM PERIOD DETACHED PROPERTY, RURAL LOCATION WITH PANORAMIC COUNTRYSIDE VIEWS CLOSE TO THE SOUGHT AFTER HISTORIC VILLAGE OF HAWORTH!!** Having 3 bathrooms, lounge with multi-fuel burning stove, sitting room also with multi-fuel burning stove, ground floor bedroom with en-suite, cobbled drive with ample parking, generous size gardens with additional croft to the rear, decking area, detached garage & bar with WC - planning permission granted to be converted into a granny annex (planning app number 22/03706/HOU), close to the sought after historic village of Haworth - **VIEWING ESSENTIAL TO FULLY APPRECIATE!!** EPC rating is C.

FULL DESCRIPTION

A unique opportunity has arisen to purchase this stunning four bedroom period detached family home situated on a generous size plot in a fabulous semi-rural location close to the sought after historic village of Haworth with panoramic countryside views. The accommodation comprises of an entrance lobby/snug, the lounge has double glazed windows to both front and side aspect, feature stonework to the wall, a multi-fuel burning stove and radiator. The kitchen has an attractive range of modern base and wall mounted units, integrated fridge and freezer, double glazed windows to both front and side - The kitchen opens into a sitting room with multi-fuel burning stove, feature stonework to the walls, double glazed door to the garden and steps leading down to a snug. There is a double bedroom on this level with double glazed windows to front and side aspect, an en-suite shower room with shower cubicle, WC, wash hand basin. To the first floor the master bedroom is a real feature of this property having double glazed windows to both side and rear aspect, a walk in wardrobe, stunning en-suite bathroom with a four piece suite comprising of a sunken bath, double shower cubicle, wash hand basin and WC. There are two further double bedrooms on this level and the house bathroom which has a 'P' bath with shower over, WC, wash hand basin, double glazed window to the side and feature stonework to the walls. Externally the property is situated on a generous size plot having a cobbled driveway providing ample parking, generous size gardens with additional croft to the rear, a pond, decking area and a detached garage with bar with planning permission to be converted into a granny annex - Planning app. no. 22/03706/HOU. Viewing essential to fully appreciate, EPC rating is C.



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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