



11 Woodside View, Cottingley, Bingley, West Yorkshire BD16 1RH

- Established , good sized three bedroom semi detached property
- Pleasant garden areas to the front and rear
- Popular and convenient locality, being well placed for a range of amenities and access to larger towns
- Driveway and storage garage area
- Good range of fixtures & fittings, gas central heating
- Offered for sale with no upward chain. Viewing recommended

£240,000 Freehold



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DESCRIPTION

Offered with no onward chain is this well appointed, established three bedroom semi detached property, located in a pleasant position within this highly sought after and convenient locality.

The accommodation provides a gas fired central heating system and double glazing and briefly comprises:- Entrance hall with stairs leading to the first floor, Living room, dining room, fitted kitchen with a range of wall and base cupboards access to a useful converted garage/storage area with cloakroom w.c and external access door. To the first floor are three bedrooms and, bathroom with two piece suite and separate w.c.

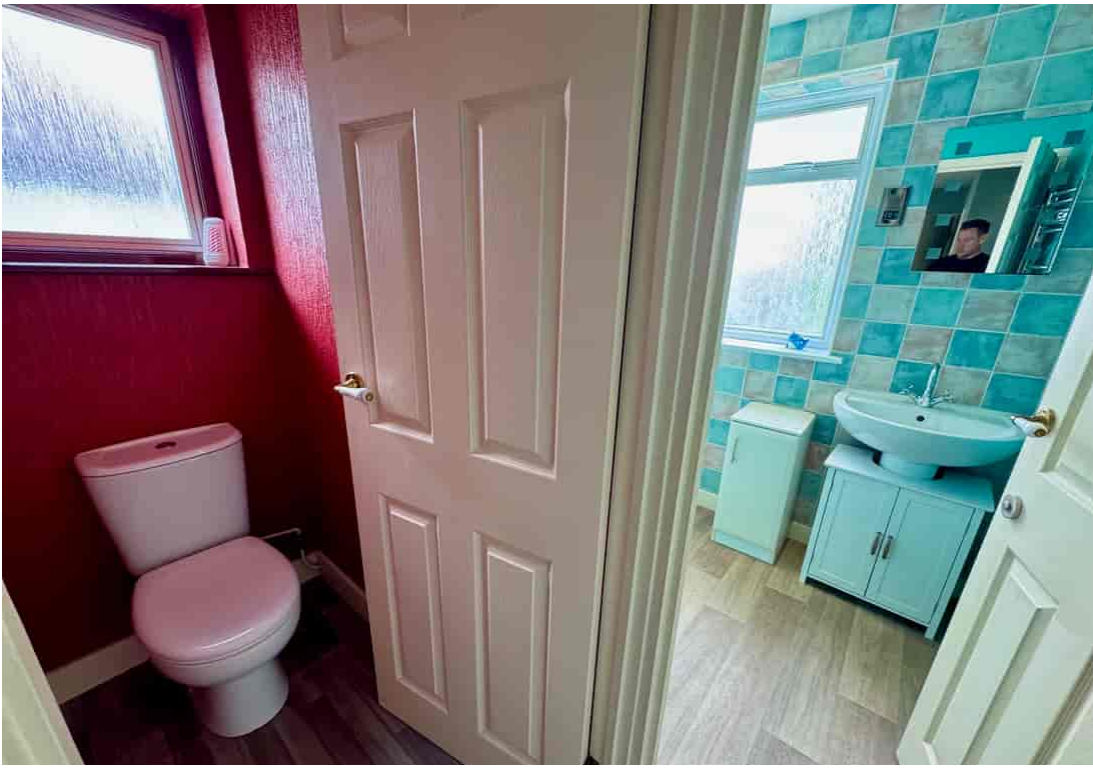
Externally the property has a driveway area leading to a storage area with garage door and a gravelled garden area. To the rear is a good sized

Situated in the highly sought after district of Cottingley, , 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. Train stations in Saltaire and Bingley provide 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.

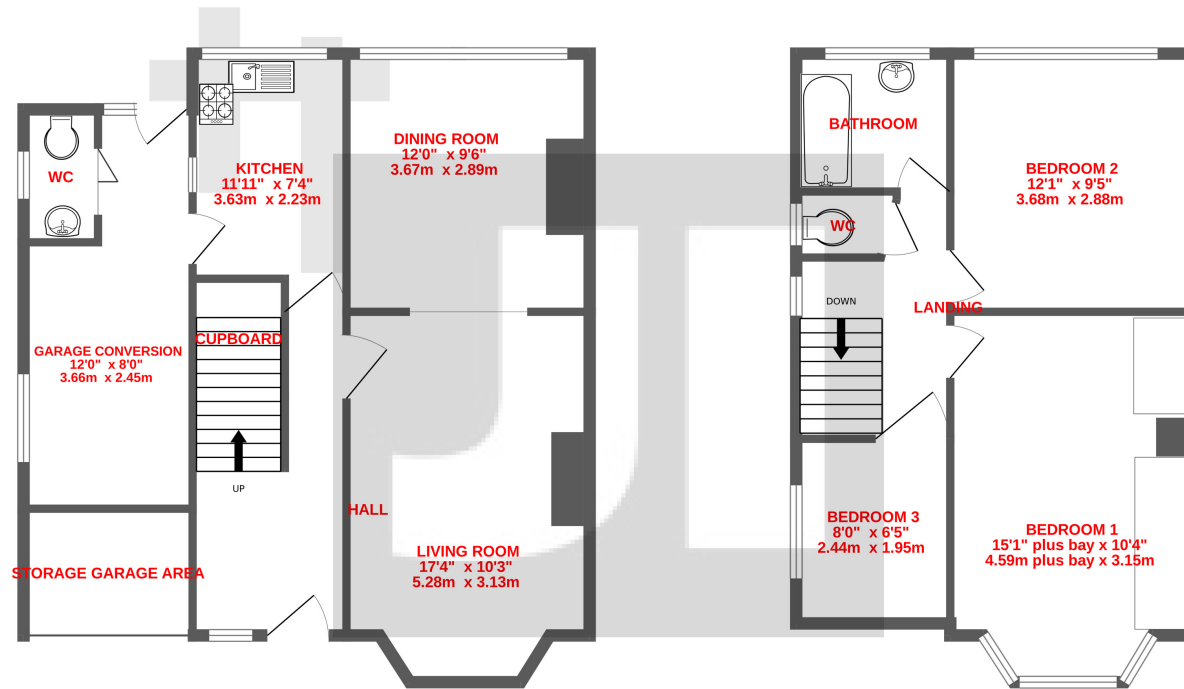
**The rear part of the attached garage has been converted to form a more habitable space and ground w.c, however building regulation approval has not been sought.





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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✉ info@jiestates.co.uk

Opening Hours

Mon-Friday 9:00 - 17:30

Saturday 9:00 - 13:00

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.