



Accuracy: References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs including but not limited to carpets, fixtures and fittings are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. No person in the employment of the agent has any authority to make any representation about the property, and accordingly any information given is entirely without responsibility on the part of the agents, sellers(s) or lessors(s). Any property particulars are not an offer or contract, nor form part of one.

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Leonards Place, Bingley, BD16

£210,000 Freehold

Three Bedroom Mid Terrace

EPC Rating: E



Leonards Place Bingley BD16

Key features:

- Three Bedroom Mid Terrace
- Gas Central Heating
- Perfect For First Time Buyers
- Well Presented
- Gardens Front & Rear
- Permit Parking
- Over Four Floors
- Popular Residential Location

Score	Energy rating	Current	Potential
92+	A		
81-91	B		84 B
69-80	C		
55-68	D		
39-54	E	47 E	
21-38	F		
1-20	G		



Why you'll like it

We are delighted to introduce this delightful three-bedroom terraced house to the market. The property is in good condition, ready for immediate occupancy by its new owners. It's a perfect opportunity for first-time buyers seeking to plant their roots in the sought-after location of Bingley

This home offers one well-sized reception room, boasting large windows allowing light to flood the space, and a charming fireplace to create a warm and inviting atmosphere. It's a perfect setting for both relaxing and entertaining. The property enjoys a well-laid out kitchen, featuring Yorkshire stone flooring, a dining space, and excellent natural light. Catering to your storage needs, there's also a storage and utility room. Accommodation comprises three bedrooms, two of which are spacious doubles and a single, accommodating a variety of needs. The house features a single bathroom, maintaining the need for practicality and convenience in this lovely home.

The property is located within a highly regarded residential area within Bingley, which is within close proximity to Bingley town centre. Bingley offers its residents an array of first class amenities which include local shops, bars and eateries, excellent primary and secondary schools, and superb links to the immediate local area as well as a train service which commutes daily to the cities of Leeds and Bradford.

LOUNGE 14' 1" x 13' 9" (4.3m x 4.2m)

BATHROOM 6' 10" x 6' 10" (2.1m x 2.1m)

KITCHEN/DINER 15' 5" x 13' 5" (4.7m x 4.1m)

UTILITY ROOM & STORAGE ROOM

BEDROOM ONE 12' 9" x 11' 5" (3.9m x 3.5m)

BEDROOM THREE 9' 6" x 8' 10" (2.9m x 2.7m)

BEDROOM THREE

