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FOR SALE

HAWKCLIFFE FARM, HEBDEN ROAD, HAWORTH, KEIGHLEY, BD22 8RS



An impressive farmhouse and barn conversion situated midway between Haworth & Oxenhope and offering extensive accommodation of high quality standing very much on its own amidst 14.5 acres of land with excellent views.

HAWKCLIFFE FARM, HEBDEN ROAD, HAWORTH, KEIGHLEY, BD22 8RS

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The accommodation Comprises

Ground floor

Entrance porch
Living room
Snug
Dining room
Rear hall
Kitchen
Sitting room/kitchen (annex)
Utility room
Gym
Workshop/garage

1st floor

Galleried landing
Living area (bedroom if required)
Bedroom (annex)
Bedroom
Bedroom
Bathroom
Master bedroom with en-suite shower and dressing room
Office with kitchen & WC
In all the accommodation extends to 4,810 sqft 447M²

Description

A detached former farmhouse and barn successfully restored to now offer extensive family accommodation of high quality with immediate gardens, garaging and land extending to around 14.5 acres.

The property is planned over two floors and is complemented by under floor heating along with a gas central heating system. The accommodation is versatile in nature. The ground floor includes living accommodation plus extensive storage and integral garage/workshop. An element of the ground floor is essentially an annex which connects with a first floor bedroom and bathroom. The first floor comprises bedrooms plus a sizeable office which has independent access and a kitchen with WC.

External

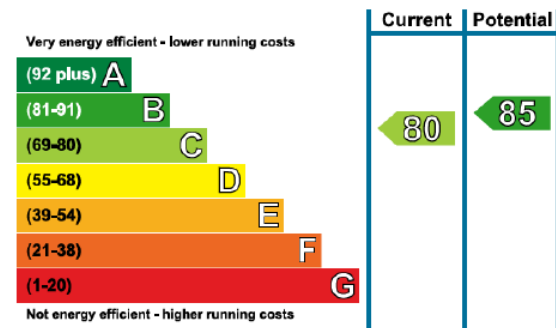
Immediate gardens both front and rear along with driveway entrances to both North and South elevations. There is a relatively recently built detached triple garage.

Council tax banding - D

Services

We understand that the property is installed with mains electricity and gas. We understand water is via a spring and we understand that drainage is to a titan biotech system. We confirm that none of the services including electrical, mechanical, heating and air conditioning/comfort cooling installations where existing have been tested we assume they are of adequate supply and capacity and in satisfactory working order and compliant with current statutory requirements.

EPC



Price

On application

Further Information

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