



Gawthorpe Hall, Gawthorpe, Bingley, West Yorkshire, BD16 4DJ

An outstanding and historic Grade two star listed seven-bedroom detached period residence offering quality family living accommodation standing in beautifully presented private grounds and woodland extending to approximately 1.9 acres.

93 Main Street, Bingley, West Yorkshire, BD16
2JA

Tel: 01274 560421

Email: bingley@dacres.co.uk

dacres.co.uk   



Gawthorpe Hall, Gawthorpe, Bingley, BD16 4DJ

Bradford 5 miles, Skipton 13 miles, Leeds 14 miles (all distances approximate)

Guide Price: £1,300,000

Accommodation

- Stunning Grade two* period home
- Spacious characterful accommodation
- Seven bedrooms & four reception rooms
- Located within a prestigious residential location
- Beautiful, landscaped gardens and woodland
- Outbuildings and garaging

General Remarks

Gawthorpe Hall is a magnificent family home occupying an enviable position within a prestigious residential location enjoying lovely views across the adjoining woodland and valley. A most impressive family property believed to date back to the 15th century and has been sympathetically improved over the years and provides beautiful living accommodation. The property retains a whole host of character features which include curved stone mullioned windows, deep moulded ceiling cornicing, high skirting boards, exposed beams and trusses, Inglenook style fireplace together with the more modern-day convenience of gas heating, and alarm system.

The Hall will almost certainly appeal to the more discerning purchaser seeking a period home of an individual nature and elegance and the rather deceptive nature of the property offers any would be purchaser versatile and flexible family living which offers its principal accommodation planned over three floors.

The accommodation briefly comprises entrance lobby, reception hall way, cloaks, lounge, family area, dining kitchen, dining room, sitting room, breakfast room, servants kitchen, utility and adjoining garage. Staircase leading to first floor with spacious landing, Master bedroom, guest bedroom with en suite, five further bedrooms and house bathroom. Second floor with two attic bedrooms with feature beams and exposed trusses.



The house provides seclusion and privacy and is complemented by superior grounds and is situated in a spectacular setting approached via private gateway, driveway with beautifully presented formal gardens with lawn, flower beds, paved patios, woodland area and many mature trees, there is also an entertaining area and summerhouse. Gardens, woodland and land extending to approximately 1.9 Acres. Garage block from the main driveway with lower ground floor and two further garages to the rear.

The property is delightfully situated in one of Bingley's premier residential locations enjoying a fine aspect amidst other high calibre properties nearby. The location is approximately 1/2 mile distant from Bingley town centre which offers a range of shops, amenities, bars, restaurants and well respected primary and secondary schools. The location also enjoys excellent road and rail links to many West and North Yorkshire business centres which include, Bingley, Keighley, Bradford, Skipton and Leeds.















Floorplans





Directions

From Dacre Son & Hartley's Bingley office proceed along Park Road in the direction of Eldwick. After approximately 1/4 mile turn left on to Beck Lane, take the second turning on right into Gawthorpe Lane. At the top of the road turn left into Gawthorpe Drive and the property will be seen at the end of the road.

Local Authority & Council Tax Band

- The City of Bradford Metropolitan District Council,
- Council Tax Band H

Tenure, Services & Parking

- Freehold, parking and garaging
- Grade two Star property

Internet & Mobile Coverage

Information obtained from the Ofcom website indicates that an internet connection is available from at least one provider. Outdoor mobile coverage (excluding 5G) is also available from at least one of the UK's four leading providers. Results are predictions and not a guarantee. Actual services may be different depending on particular circumstances and the precise location of the user and may be affected by network outages. For further information please refer to: <https://checker.ofcom.org.uk/>

Agent's Notes

If any issue such as location, communications or condition of the property are of material importance to your decision to view then please discuss these priorities with us before making arrangements.

Buyer Anti Money Laundering Checks

We are required by HMRC to undertake Anti Money Laundering checks for all buyers to the contract. These checks are carried out through iamproperty who will make a charge of £24.00 inclusive of VAT per buyer. We will also need to see proof of funding. We cannot mark a property Sold Subject to Contract until the checks have been satisfactorily completed.

Referral Fees

Where we refer a seller/s or a purchaser/s to any of the following providers (and you are welcome to use an alternative), Dacre, Son & Hartley reserves the right to claim a reasonable commission in respect of such services which will be charged to the third party provider: - Conveyancing Provider to deal with the transfer of title and Surveyor Services. In either instance the fee/commission will not exceed £450 per case. In respect of referrals to Mortgage Advice Bureau the average fee will be approximately £450 but may vary and is case specific. Any such commission does not affect our prices to you but may result in the third party provider's prices being higher than it may otherwise be. Dacres Ref: BIN220100

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