



Rylands Avenue, Gilstead Bingley BD16 3NJ

welcome to

Rylands Avenue, Gilstead Bingley

A pleasant home in the sought-after village of Gilstead, featuring a bright living space, fitted kitchen and conservatory, two bedrooms, and a bathroom. The property also benefits from a private rear garden and a separate garage, with good access to local amenities and transport links.



Set in the sought-after village of Gilstead, this well-presented home offers bright, comfortable living in a popular residential spot. The property opens into a welcoming living room with an attractive bay window, creating a light-filled space to unwind. The adjoining kitchen is smartly arranged and leads into a conservatory—an ideal extra reception room with views over the garden.

Upstairs, two well-proportioned bedrooms are served by a house bathroom, forming a balanced layout perfect for first-time buyers, downsizers, or anyone seeking a home in a desirable village setting.

Outside, the private rear garden offers a peaceful retreat for outdoor dining, entertaining, or simply relaxing. A separate garage adds valuable storage or secure parking.

Gilstead enjoys a peaceful village feel while being perfectly placed for Bingley town centre, local amenities, reputable schools, and excellent transport links—making this a well-rounded home in a truly convenient location.

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

Living Room

14' 10" x 12' 7" (4.52m x 3.84m)

Kitchen

11' 9" x 7' 3" (3.58m x 2.21m)

Conservatory

11' 5" x 8' 9" (3.48m x 2.67m)

Bedroom 1

14' 10" x 10' 11" (4.52m x 3.33m)

Bedroom 2

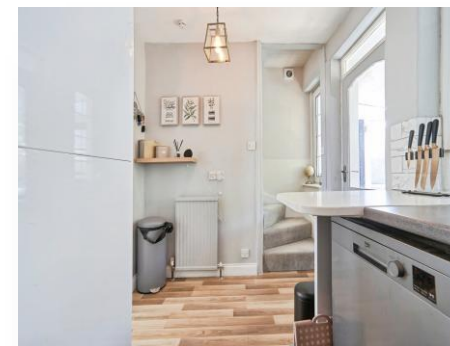
8' 9" x 7' 5" (2.67m x 2.26m)

Bathroom

8' 3" x 4' 8" (2.51m x 1.42m)

Garage

17' 4" x 10' 4" (5.28m x 3.15m)



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welcome to

Rylands Avenue, Gilstead Bingley

- Sought-after village location in Gilstead
- Bright living room with bay window
- Fitted kitchen
- Conservatory overlooking the rear
- Two bedrooms

Tenure: Freehold EPC Rating: D

Council Tax Band: B

offers over

£210,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
BNG103222 - 0005

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