









Day & Co
ESTATE AGENTS

28 Cavendish Street
Keighley
BD21 3RG







Lower Slack Farm, Stanbury, Keighley, West Yorkshire, BD22 0HP

£995,000

T: 01535 664609 W: www.dayandcoestateagents.co.uk E: keighley@dayandcoestateagents.co.uk

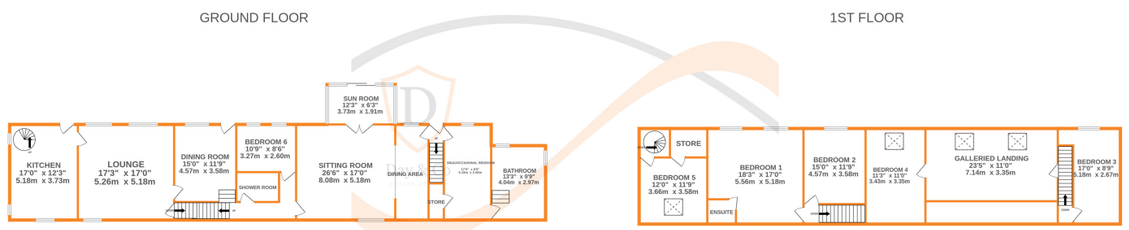
- Stunning Grade II Listed Detached Farmhouse
- Four Reception Rooms & Sun Room
- Extensive Gardens/Panoramic Views Over Ponden Reservoir
- Six Bedrooms & Three Bathrooms
- Approx. 1.5 Acre Plot With Two Large Double Garages
- Sought After Semi-Rural Location On The Edge Of Stanbury

SUMMARY

A STUNNING GRADE II LISTED 6 BEDROOM DETACHED FARM HOUSE, ELEVATED POSITION WITH PANORAMIC VIEWS OVER PONDEN RESERVOIR & SURROUNDING BRONTE COUNTRYSIDE!! Standing in grounds extending to approximately 1.5 acres, ample parking two large double garages (one with bi-folding doors), 4 reception rooms, 3 bathrooms, fabulous character features, 3 multi-fuel burning stoves, stone outbuilding - VIEWING ESSENTIAL TO FULLY APPRECIATE!! EPC exempt.

FULL DESCRIPTION

A unique opportunity has arisen to purchase this stunning six bedroom grade II listed detached farmhouse situated in an elevated position on the edge of sought after Stanbury village, with breathtaking views over Ponden reservoir and the Bronte countryside beyond. The period residence is believed to be late 17th century in origin and stands in grounds extending to approximately 1.5 acres. The extensive accommodation comprises of the kitchen having an attractive range of modern base and wall mounted units, oil fired AGA cooker, Belfast sink, integrated fridge and dishwasher, spiral staircase leading to a double bedroom with WC, wash hand basin and spacious store. The lounge has a multi-fuel burning stove , stone flagged flooring, original character ceiling beams mullion windows to both front and rear aspect, access to a useful storage cellar with vaulted ceiling. The dining room has an oil fired stove, mullion windows, feature internal stained glass windows. There is a ground floor shower room with modern suite having a double shower cubicle, WC, wash hand basin, situated next to a bedroom with mullion windows to front aspect. The extensive sitting room/dining area measures approximately 26'6" in length, has multi-fuel burning stove, original character beams, stone flagged flooring and gives access to the sun room which in turn has double glazed sliding doors to the front. There is a snug/occasion bedroom with multi-fuel burning stove and access to a spacious bathroom having electric under floor heating, free standing roll top claw foot bath, wash hand basin and WC. To the first floor there is a stunning galleried landing with feature stonework and two double glazed Velux windows, door through to a double bedroom. This staircase carries on to a further double bedroom with mullion windows to both front and rear aspect, feature stone chimney breast. Another staircase from the dining room leads to two further double bedrooms, the master having an en-suite bathroom comprising of a bath with shower over, WC, wash hand basin. Externally the property stands in approximately 1.5 acres of land with ample parking for a number of vehicles, two large double garages with with double glazed bi-folding doors and the other being used as a laundry room. There are extensive well maintained meadows to the front and rear of the property and a stream running through. Viewing is essential to fully appreciate, EPC exempt.



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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