

81 Brighouse & Denholme Road  
Queensbury, Bradford, BD13 1LH

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Five-bedroom stone-built home with  
bespoke finishes and far-reaching  
countryside views



Charnock Bates

The Country, Period & Fine Home Specialist





81 Brighouse & Denholme Road  
Queensbury  
Bradford  
BD13 1LH

Offers in the region of: £645,000

## At a glance

- **Five-bedroom stone-built detached family home**
- **Built by the current owners using reclaimed mill stone from Keighley**
- **Exceptional bespoke joinery and craftsmanship throughout, with ample storage**
- **High ceilings and generously proportioned interiors**
- **Uninterrupted countryside views from multiple rooms**
- **Spacious dual-aspect living room with stone fireplace**
- **Impressive open-plan kitchen and dining area with central island and granite worktops**
- **Recently upgraded interiors including new bathroom and décor**
- **South-facing rear garden with patio and lawn**
- **Driveway parking and integral garage with automated door**

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## Five-bedroom stone-built home with bespoke finishes and far-reaching countryside views

Constructed around 27 years ago by the current owners, 81 Brighouse and Denholme Road is a substantial stone-built detached residence combining traditional character with impressive craftsmanship and modern family living.

Built using reclaimed stone from a historic mill in Keighley, the home has been carefully designed with generous proportions, high ceilings, and exceptional bespoke joinery throughout – including fitted wardrobes, vanity units, and integrated storage.

Beautiful mullion windows frame uninterrupted views across the surrounding countryside, while thoughtful upgrades in recent years – including a new boiler, a renovated family bathroom, extensive redecoration, and newly installed timber bifold doors opening onto the garden – ensure the home is both stylish and superbly maintained.



## Ground floor

### Porch

A welcoming entrance porch leading through into the main hallway.

### Entrance hall

The entrance hall immediately reflects the generous proportions found throughout the home, with high ceilings enhancing the sense of space. Bespoke radiator covers, plush carpets, and elegant finishes create a refined first impression, while useful under-stairs storage provides practicality.

The hall, stairs, and landing were redecorated in 2025 with new lighting and carpets installed, further enhancing the sense of quality on arrival.

### WC

A stylish contemporary cloakroom updated in 2025, featuring an Imex WC, wash basin set upon a standing cupboard unit, and a heated towel rail.

### Living room

A beautifully proportioned reception room enjoying a dual-aspect outlook. A bay window to the front captures far-reaching views across surrounding fields, while mullion windows overlook the rear garden.

At the centre of the room, a solid fuel open fireplace set within an attractive stone surround creates a striking focal point, complemented by decorative cornicing and high ceilings which enhance the feeling of space.









### **Open-plan kitchen and dining area**

Designed as the heart of the home, this impressive open-plan space is ideal for both everyday family life and entertaining.

Timber flooring runs throughout, while a bay window to the front enjoys the same countryside views found throughout the property. A large central island incorporates drawer and base units, a sink and drainer, electrical points, and seating for at least four people, creating a sociable breakfast bar.

The kitchen also features granite worktops, ample storage – including a pull-out pantry cupboard, and an integrated entertainment unit, perfect for watching television while cooking or dining.

Integrated appliances include:

- BOSCH microwave
- BOSCH ovens
- BOSCH proving drawer
- BOSCH five-ring gas hob
- BOSCH extractor hood (replaced in 2024)
- Beko dishwasher (new in 2025)

Recently installed timber bifold garden doors (2025) open directly onto the patio, allowing the kitchen and dining space to flow seamlessly into the garden during warmer months.

### **Utility room**

A well-equipped utility space fitted with wall, drawer and base units, along with a sink and drainer and space and plumbing for laundry appliances.

An internal door provides access to the garage, while an external door leads directly out to the garden.









## First floor

### Landing

A spacious landing area featuring decorative cornicing, bespoke radiator covers, and elegant archways leading to different sections of the floor.

The loft above benefits from a fully structural floor – with electricity and plumbing already available – offering excellent potential to create additional living accommodation subject to the necessary consents.

### Family bathroom

Fully renovated in 2023, the family bathroom is finished to an exceptional contemporary standard. Grey slate-effect flooring is paired with striking matt black fixtures and fittings throughout.

The space includes a bath with Francis Pegler taps, a double-width shower finished with distinctive viridian blue tiles, a floating WC, and a double-width sink set above a floating drawer unit. Recessed wall shelving, a heated towel rail, and an illuminated mirror complete the design.

### Principal bedroom suite

A spacious and beautifully finished principal bedroom with mullion windows framing spectacular uninterrupted countryside views.

The room features extensive bespoke fitted furniture including wardrobes, drawers, cupboards, and a vanity desk with mirrored cupboards. A built-in walnut headboard with matching side tables complements the calming sage green décor.

### Ensuite

The ensuite includes a WC, wash basin, heated towel rail, and a generous double-width shower.







### **Bedroom two**

A comfortable double bedroom enjoying mullion windows overlooking the rear garden. The room features floor-to-ceiling fitted wardrobes and drawers.

### **Bedroom three**

Another well-proportioned double bedroom with mullion windows overlooking neighbouring fields. A panelled feature wall sits behind the headboard, while bespoke fitted wardrobes, drawers and a vanity desk provide excellent storage. The bespoke fit-out was completed in 2025.

### **Bedroom four/Dressing room**

Currently arranged as a dressing room, this space enjoys countryside views and includes extensive floor-to-ceiling fitted wardrobes.

### **Bedroom five/Snug**

A flexible room currently used as a cosy snug but equally suited as a bedroom, study, or home office. Mullion windows overlook the rear garden.







## Gardens and grounds

The property sits behind a newly installed tarmac driveway with timber sleeper edging and fencing (2025), providing generous off-road parking and access to the integral garage, which benefits from an automated door installed in 2024.

A pathway leads from the driveway around to the rear of the property.

The south-facing garden provides an ideal space for relaxing and entertaining. A flagged patio terrace sits directly outside the house, perfectly positioned for alfresco dining or enjoying a morning coffee in the sun.

Beyond the patio lies a lawned garden with a tiered rockery planted with established shrubs, adding colour and structure. Additional features include a greenhouse shed and an outdoor tap.

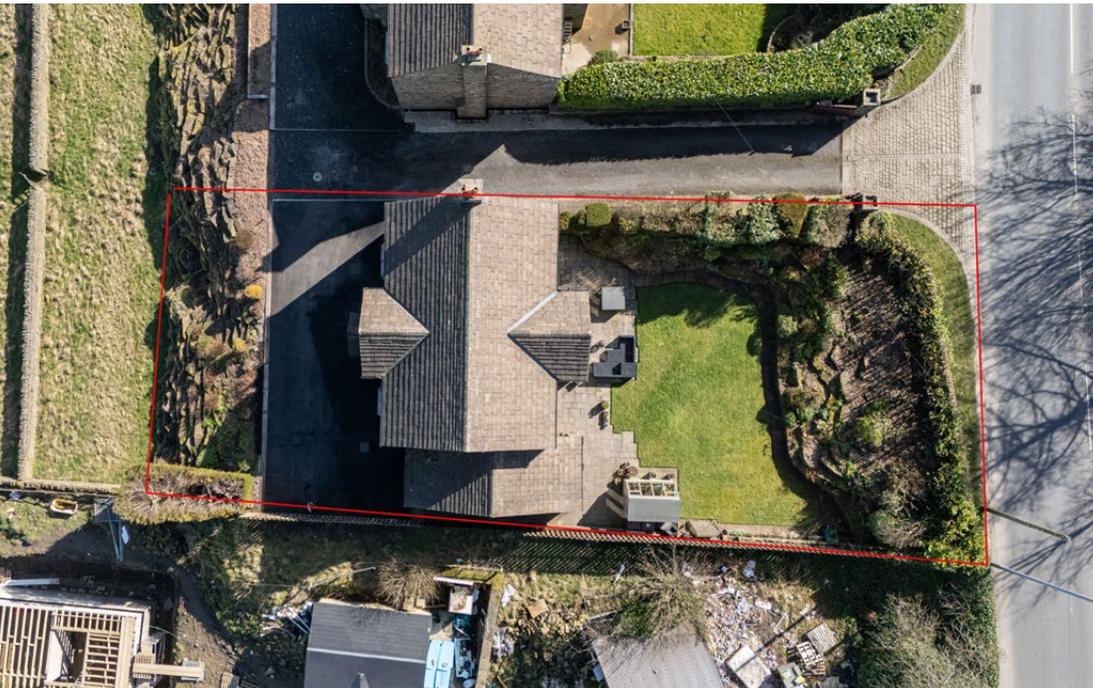
Boundary hedges were also cut back in 2025, opening up the outlook and enhancing the surrounding countryside views to the front of the property.

## Property updates and finishes

The property has been carefully maintained and upgraded in recent years, including the installation of a new boiler in 2022, a full renovation of the family bathroom in 2023, and extensive redecoration with new carpets to the hall, stairs and landing in 2025. Around 80% of the double-glazed units have been replaced over the past four years, while further improvements include the addition of timber bifold garden doors, a new driveway with sleeper edging, and a contemporary downstairs WC.

These thoughtful updates ensure the home is presented to an excellent standard while preserving the craftsmanship and character created by the original build.





## Key information

- **Fixtures and fittings:**  
Only fixtures and fittings mentioned in the sales particulars are included in the sale.
- **Wayleaves, easements and rights of way:**  
The sale is subject to all of these rights whether public or private, whether mentioned in these particulars or not.

TENURE	Freehold
CONSTRUCTION	Punch-face reclaimed sandstone, timber hardwood window frames, double-glazed window panes
PROPERTY TYPE	Detached
PARKING	Single garage, plus driveway parking for at least five cars. Shared access driveway with neighbouring property.
LOCAL AUTHORITY	City of Bradford Metropolitan District Council
COUNCIL TAX	Band F
EPC	D
ELECTRICITY SUPPLY	So Energy
GAS SUPPLY	So Energy
WATER SUPPLY	Yorkshire Water
SEWERAGE	Yorkshire Water
HEATING	Gas central heating, open fireplace in lounge
BROADBAND	EE
MOBILE SIGNAL	Good outdoor and in-home on selected networks (see Ofcom 'Map Your Mobile')

## Location

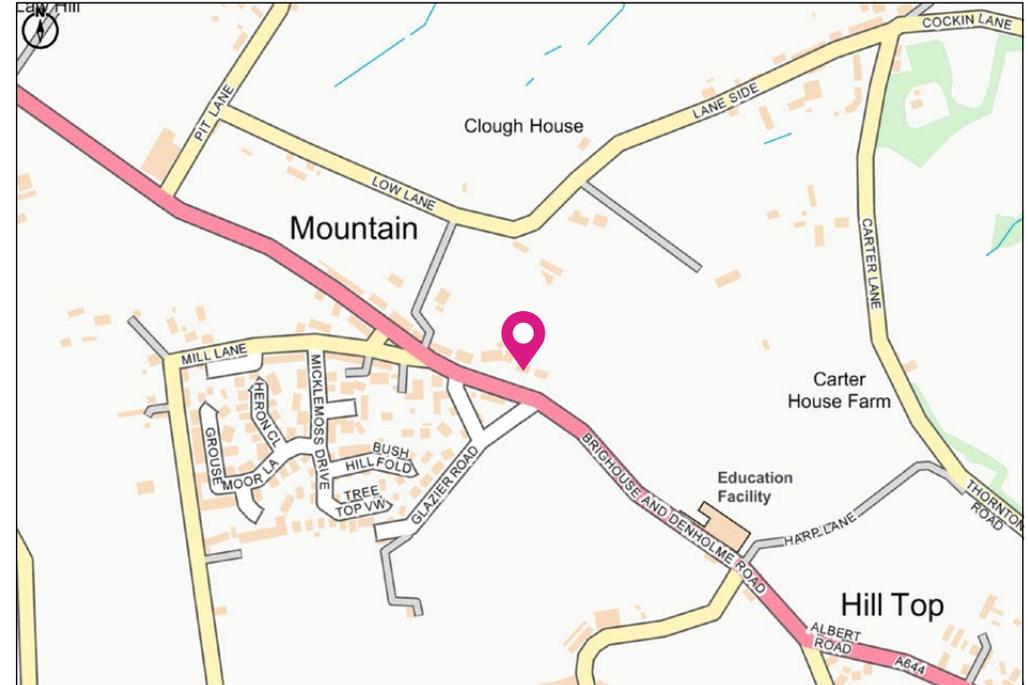
Brighouse and Denholme Road enjoys a semi-rural setting while remaining conveniently connected to the nearby towns of Halifax and Brighouse.

The property benefits from open countryside views, creating a sense of peace and space while still being close to everyday amenities.

Halifax and Brighouse both offer a wide range of shops, restaurants, cafés, and services, alongside well-regarded schools and leisure facilities. For commuters, excellent road links connect to the wider West Yorkshire region, while rail services from Halifax and Brighouse provide convenient routes to Leeds, Manchester, and beyond.

The location perfectly balances countryside outlooks with everyday convenience.

Viewing is essential to fully appreciate the unique nature of this property.



Get in touch to arrange your private tour today.

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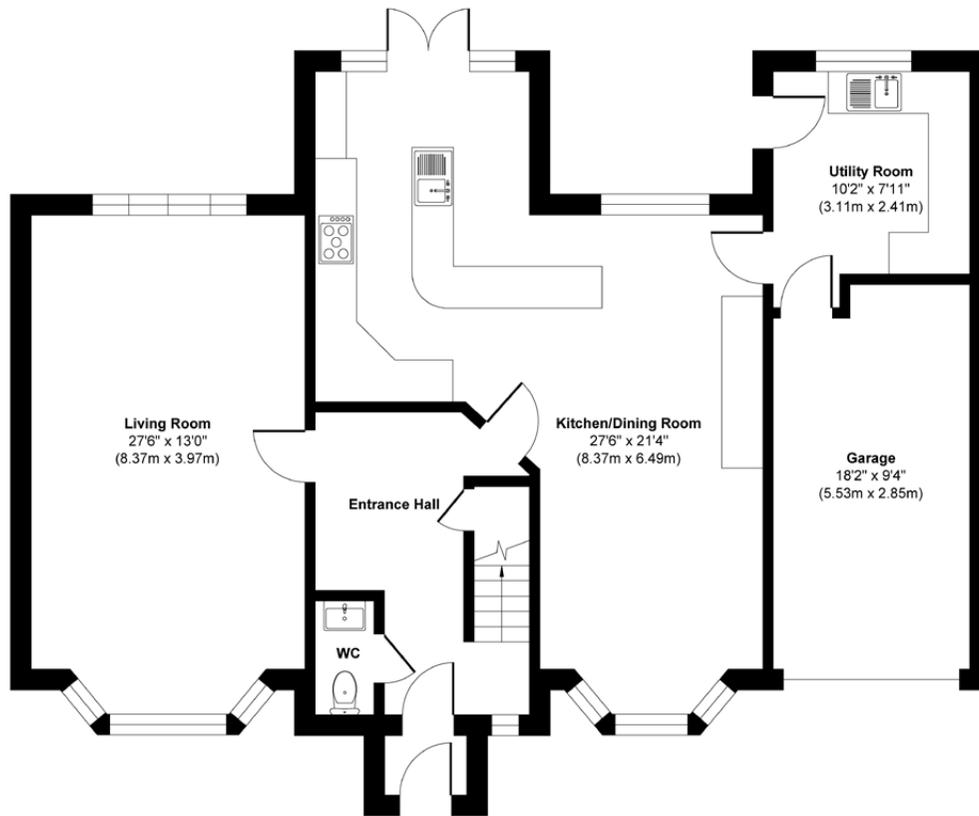
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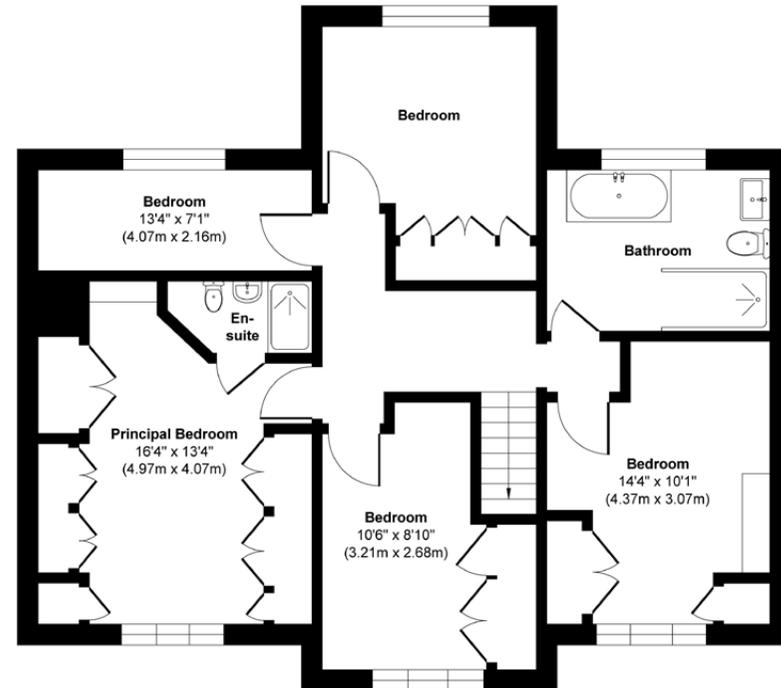


# Floor plans

Ground floor



First floor



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Total approximate floor area:  
**1,989 sqft (184.84m<sup>2</sup>)**

Please note: All measurements are approximate and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property.



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