



INDUSTRIAL OFFICES RETAIL INVESTMENT DEVELOPMENT  
HOME FARM  
ST IVES EQUESTRIAN CENTRE ST IVES ESTATE,  
BINGLEY  
BD16 1AT



**FOR SALE**

**ESTABLISHED BUSINESS WITH ANCILLARY BARN BUILDINGS,  
INDOOR AND OUTDOOR MENAGE FACILITIES SET WITHIN 30 ACRES  
(APPROX)**

**POTENTIAL FOR DEVELOPMENT (SUBJECT TO PLANNING)**

**GUIDE PRICE: £1.45 MILLION**

CONTACT:

Richard Heslop – 01943 662662  
richard@de-commercial.co.uk

## Home Farm, St Ives Equestrian Centre, Bingley

### LOCATION

The property is located within the sought-after St Ives Estate adjoining Bingley St Ives Golf Club.

The Estate is located one mile west of Bingley town centre, six miles northwest of Bradford and 20 miles northwest of Leeds.

### DESCRIPTION

The Home Farm Estate comprises a fully equipped equestrian centre with stabling for up to 60 horses.

The main stable block benefits from tack rooms, estate office, storage rooms and WC facilities. There is a large feed barn with 28 lockable storage units for livery feed and bedding.

The large indoor arena building benefits from 30 stables plus tack room and hard standing, and extends to 40m x 20m approx.

There is car parking provision for up to 35 cars.

Additional buildings include the 2 bed Home Far Cottage, further stone buildings with potential, and a detached barn.

The total area of the buildings extends to 42,450 sq. ft. (3944 sq. m).

### TENURE

Home Farm is held on a virtual freehold from Bradford Council for a term of 125 years from 1994.

### LEGAL COSTS

Each party responsible for their own legal costs.

### VAT

The sale is not subject to VAT.

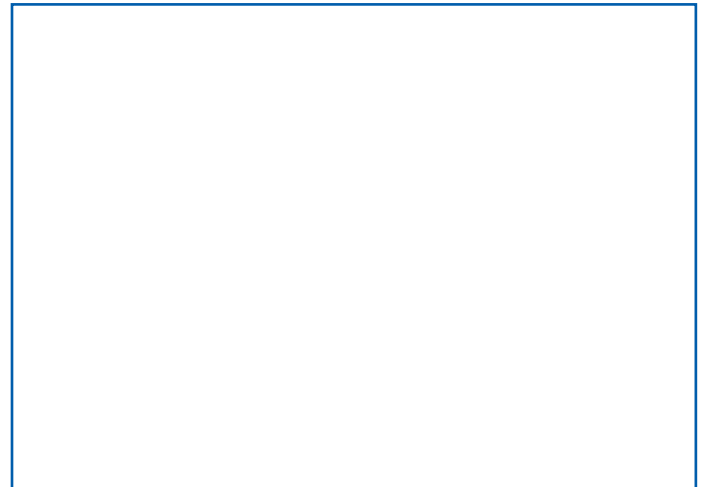
### SERVICES

We understand that all mains' services are installed or are available. However, we recommend that prospective occupiers make their own enquiries as to the availability, suitability and capacity of such services.

### VIEWING

Strictly by appointment only, contact:-  
Richard Heslop: 01943 662662  
Or email [richard@de-commercial.co.uk](mailto:richard@de-commercial.co.uk)





### MISREPRESENTATION ACT

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Money Laundering Regulations (introduced 26<sup>th</sup> June 2017). To enable us to comply with the recently expanded Money Laundering Regulations we are required to obtain identification from prospective buyers once a sale has been agreed.