



Easingwold, York £750,000

*** WATCH OUR MEDIA TOUR NOW *** An elegant and immensely characterful Victorian property located within a stone's throw of Easingwold's bustling Market Place and featuring 3 fabulous reception rooms and a study, stunning 26'10" (8.18m) long dining kitchen, 3 double bedrooms, en-suite shower room and house bathroom, complemented by an idyllic rear garden and a double garage.

*** EXTENDED GROUND FLOOR LIVING SPACE WITH POTENTIAL FOR AN ANNEXE ***

*** VIEWING ON THE RIGHTMOVE APP? TAP THE "360 TOUR" BUTTON NOW TO WATCH OUR EXCLUSIVE SOCIAL MEDIA REEL OF THIS PROPERTY ***

Follow Stephenson's on your favourite social media platforms for exclusive video content, pre-market teasers, off market opportunities and a head start on other house hunters by getting to see many of our new listings before they appear online. Find us by searching for stephensons1871.



Inside

A wonderful 25'8" (7.82m) long reception hall with Karndean flooring and fabulous staircase leads off into a formal sitting room with period open fireplace and a walk-in bay window overlooking the front garden.

The stunning 26'10" (8.18m) long dining kitchen features a magnificent Scammell Interiors of York kitchen that provides extensive granite worktops and a generous range of base and wall storage units and an impressive 9'0" (2.73m) long granite topped central island with dining bar and a integrated appliances to include a touch control 5 ring induction hob, double oven and grill, dishwasher and a full-height fridge, complemented by further Karndean flooring, 4 period style radiators, rear garden views and a built-in dresser in the dining area.



The extended ground floor living space also provides a snug with original built-in floor to ceiling storage cupboard, rear hall with cloakroom/wc, utility room, study and a spacious 22'0" (6.70m) long light and airy living room.

The split level first floor landing with original arched window overlooking the rear garden leads off into a principal bedroom with walk-in wardrobe and en-suite shower room, 2 further double bedrooms and a generous house bathroom with both bath and separate walk-in shower plus a separate wc.

Other internal features of note include a gas fired central heating system to radiators and a mix single glazed sash and a replacement double glazed windows.



Outside

The predominantly paved front garden features the original Victorian wrought iron railings and the idyllic part walled south west facing rear garden provides a lawn, paved seating areas and raised flowerbed borders, complemented by a kitchen garden with 5 veg beds and a timber built greenhouse. Access to the double garage is from the rear garden and the garage features power, light and a remote control door with vehicular access off New Inn Lane.

Tenure

Freehold

Services/Utilities

Mains gas, electricity, water and sewerage are understood to be connected.



Broadband Coverage

Up to 1600* Mbps download speed

*Download speeds vary by broadband providers so please check with them before purchasing.

EPC Rating

D - 58

Council Tax

G - North Yorkshire Council

Current Planning Permissions

No current valid planning permissions

Imagery Disclaimer

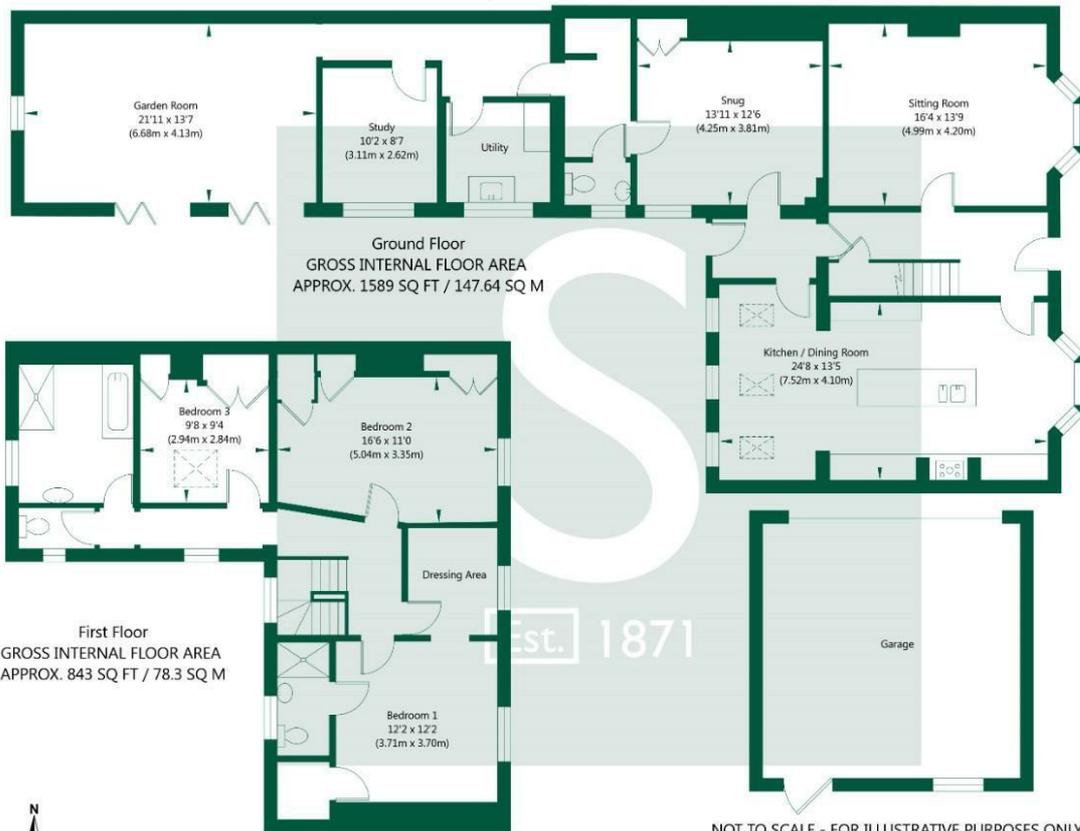
Some photographs and videos within these sales particulars may have been digitally enhanced or edited for marketing purposes. They are intended to provide a general representation of the property and should not be relied upon as an exact depiction.

Viewings

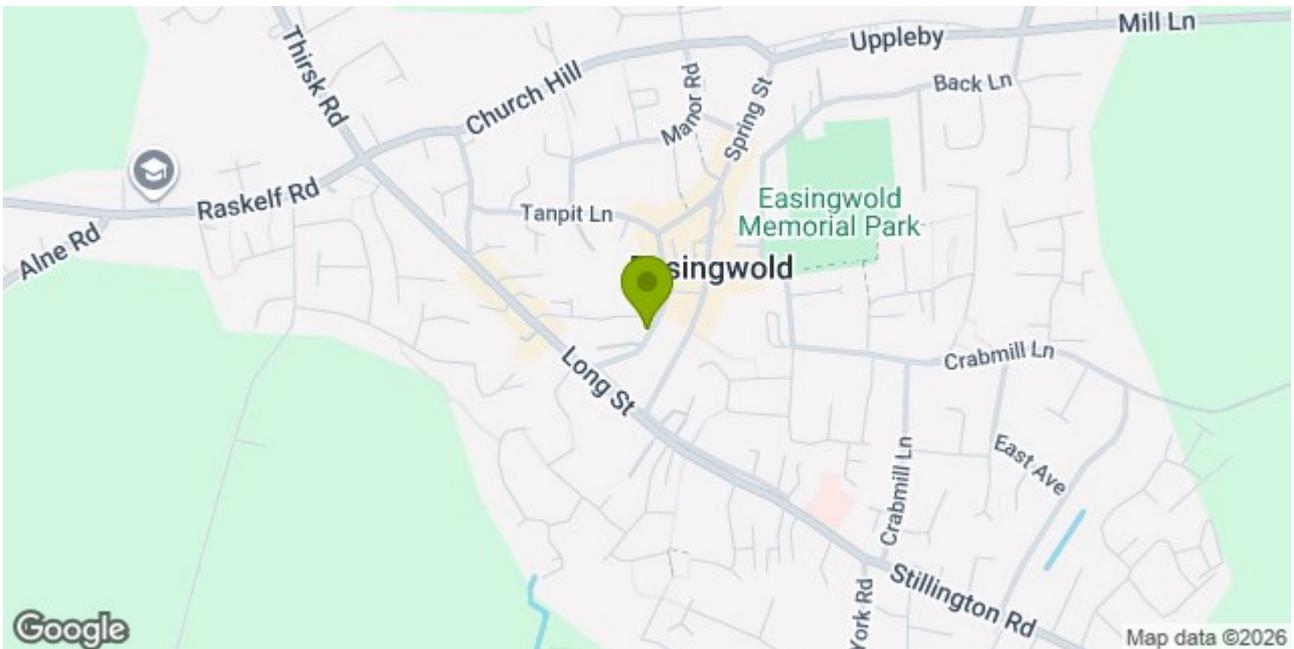
Strictly via the selling agent - Stephenson's Estate Agents, Easingwold



Little Lane, Easingwold, York, YO61 3AQ



NOT TO SCALE - FOR ILLUSTRATIVE PURPOSES ONLY
 APPROXIMATE GROSS INTERNAL FLOOR AREA 2432 SQ FT / 225.94 SQ M - (Excluding Garage)
 All Measurements and fixtures including doors and windows are approximate
 and should be independently verified.
 www.exposurepropertymarketing.com © 2025



Stephensons

York	01904 625533
Knaresborough	01423 867700
Selby	01757 706707
Boroughbridge	01423 324324
Easingwold	01347 821145
York Auction Centre	01904 489731
Haxby	01904 809900

Partners

- J F Stephenson MA (cantab) FRICS FAAV
- I E Reynolds BSc (Est Man) FRICS
- R E F Stephenson BSc (Est Man) MRICS FAAV
- N J C Kay BA (Hons) pg dip MRICS
- O J Newby MNAEA
- J E Reynolds BA (Hons) MRICS
- R L Cordingley BSc FRICS FAAV
- J C Drewniak BA (Hons)

Associates

N Lawrence

