



Ebor Cottage, Whitbygate | Thornton le Dale, YO18 7RY

Ebor Cottage is an attractive property with a wealth of charm and character throughout with many original features, situated in this highly sought after location with views over fields to the front, pretty long rear garden to the rear with outbuilding and garage and additional parking. Accommodation comprising; Entrance Porch, Sitting room, Inner Hallway, Rear reception room, fitted kitchen, lean to/sun room, first floor: Landing, two double bedrooms and bathroom, internal viewing highly recommended with no upward chain.



Guide Price £250,000

BoultonCooper

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Est. 1804

Ebor Cottage, Whitbygate | Thornton le Dale



Accommodation comprises

Entrance Door

Leads to:

Entrance Porch

With meters and consumer unit, door leading to:

Sitting Room

14'8" max x 12' (4.47m max x 3.66m)

Plus bay window, with feature fireplace having wooden surround, tiled back and hearth, space for fire, built in display cabinets, exposed timbers, useful built in cupboard, wall mounted radiator, picture bay window being secondary double glazed to the front elevation with window seat.

Inner Hallway

with built in storage cupboard, stairs to first floor landing

Rear Reception Room

13'2" max x 14'1" max 8'10" min (4.01m max x 4.29m max 2.69m min)

with exposed timbers, wall mounted radiator, double glazed window to the rear elevation, walk in pantry with door leading to additional pantry area, small cupboard with shelving, picture rail, steps up to

Kitchen

16'10" x 5'11" (5.13m x 1.80m)

housing a range of units comprising 1 1/2 bowl stainless steel sink unit with mixer tap over, numerous wall and base units incorporating drawer compartment with tiled splash backs, rolled edge work surfaces, tiled flooring window to side elevation, space for cooker, electric cooker point, door to

Lean to/Sun Room

tiled flooring, with tilt and turn double glazed door leading to outside, wall mounted cupboard, door to cloakroom housing low flush w.c., wash hand basin and sky light, tiled flooring.





Landing

With exposed timbers, wall mounted radiator, large walk in storage cupboard.

splash backs, double glazed window to the rear elevation, extractor fan , chrome heated towel rail.

Front Bedroom

14'8" x 9'7" (4.47m x 2.92m)

with exposed timbers, wall mounted electric heater, two double glazed windows to the front elevation,

Outside

Enclosed rear garden, steps leading to pathway and laid lawn, attractive well stocked flower/shrubbery borders, useful outbuilding, parking and garaging to the extreme rear having light and power and pedestrian door leading to the rear garden.

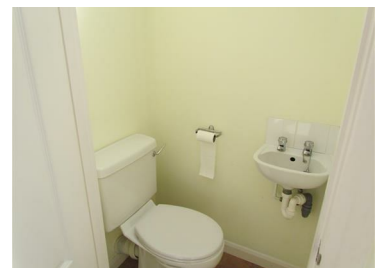
Rear Bedroom

12' x 10' (3.66m x 3.05m)

housing a range of fitted furniture comprising wardrobes, drawer compartments, bedside cabinets, wall mounted electric heater, double glazed window to the rear elevation overlooking the garden, access to roof space.

Services

Mains electricity, water and drainage are connected.



Bathroom

comprising panelled bath with shower unit over, pedestal wash hand basin and low flush w.c., tiled

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Total area: approx. 92.9 sq. metres (1000.0 sq. feet)
Ebor Cottage, Thornton Le Dale

VIEWING

Strictly By Appointment with the agents.

COUNCIL TAX BAND

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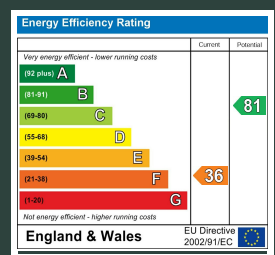
ENERGY PERFORMANCE RATING

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