



5 ORCHARD TERRACE
Boroughbridge, York

DO NOT BLOCK
DRIVEWAY



GSC GRAYS

PROPERTY • ESTATES • LAND

5 ORCHARD TERRACE

Boroughbridge YO51 9AF

An absolutely stunning four bedroom Victorian town house with gardens and garden room which has been the subject of extensive updating and refurbishment to create a superb home in genuine show home condition.

ACCOMMODATION

A fantastic four bedroom house
Beautifully updated and in genuine show home condition
Gardens and external room with wood burner
Two reception rooms and two bathrooms
Centrally located and walking distance to amenities
Ideal for professional couples and families



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5 Orchard Terrace

5 Orchard Terrace is a beautiful home that any purchaser would be proud to own. The current owners have skilfully redesigned the interiors to create a home that prospective purchasers cannot help but be wowed by. The interiors are superb and from the moment that you enter the house it is clear that this home is something special.

The property briefly comprises to the ground floor:

Covered entrance giving access to the rear garden, entrance hall with stairs off, sitting room, dining room, kitchen opening to living area with bifold doors to the garden.

To the first floor: Three bedrooms and house bathroom.

To the second floor: Master bedroom with dressing area and ensuite shower room.

To the front of the property is a forecourt with dwarf wall and wrought iron railings. There is a driveway offering parking for a small vehicle.

The covered access gives permission for neighbours at numbers 6 and 7 to bring bins through to be collected at the front. The owners have repurposed part of this space to create a useful utility area.

To the rear of the house is a paved patio allowing the outside in, and this drops down to the lawn. Beyond this is the garden room which offers a fabulous entertaining space with woodburner and is perfect for summer evenings due to the Westerly aspect.





The Appeal of our Home - The Owners Insight

I love living at 5 Orchard Terrace in Boroughbridge because it feels like the perfect balance between comfort and community.

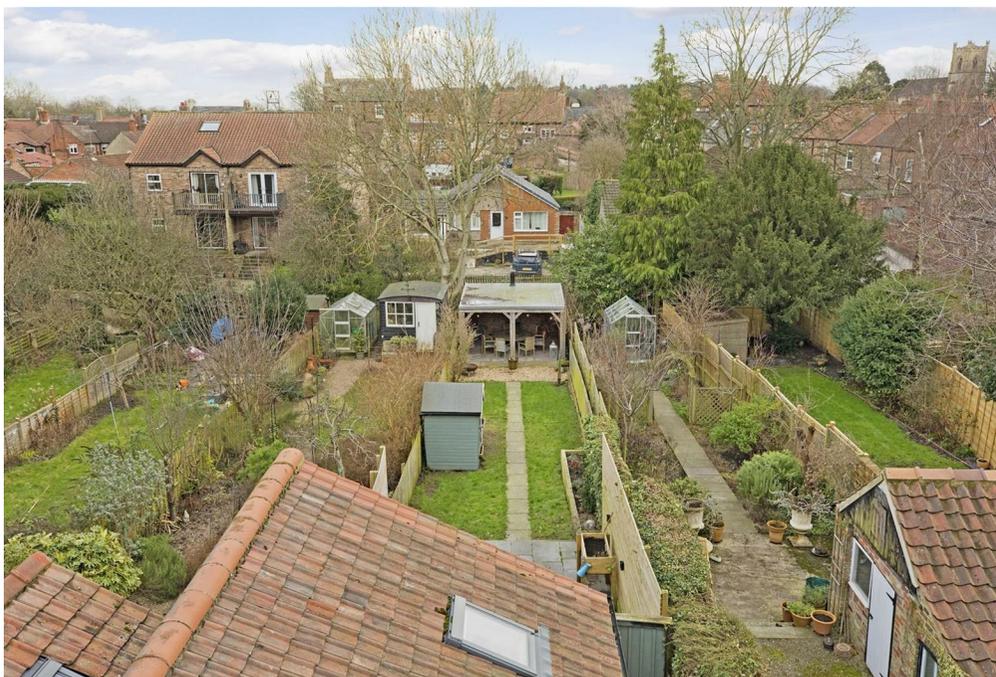
The house itself is warm and welcoming, a place where I can truly relax at the end of the day. There's something special about coming home, closing the door behind me, and feeling completely at ease in my own space.

Being in Boroughbridge makes it even better. It's such a charming town, with its friendly atmosphere and beautiful surroundings. I enjoy being close to lovely countryside walks and having local shops and cafés just a short stroll away. There's a real sense of belonging here — neighbours say hello, and everything feels just that little bit more personal.

For me, 5 Orchard Terrace isn't just an address — it's a place filled with comfort, familiarity, and a strong connection to the community around me.

Situation and Amenities

Orchard Terrace is a delightful terrace of period properties situated in the centre of Boroughbridge with gardens to the rear overlooking the River Tutt. As such, the homes are afforded a high degree of privacy and tranquillity. The terrace is on the doorstep of the wide and varied amenities found in Boroughbridge. These include a range of independent high street shops, cafes, restaurants and public houses, leisure and hotel facilities, primary and secondary schooling. Easily accessible being situated just off Junction 49 of the A1 motorway and the station at Thirsk gives access to the east coast mainline and London Kings Cross.



Services and Other Information

All mains services connected

Local Authority and Council Tax Band

North Yorkshire County Council

Council Tax Band D

EPC

EPC Rating D

Fixtures and Fittings

Unless specifically mentioned within these sale particulars, only fitted carpets are included in the sale. All objects of statuary, chattels, furniture, furnishings, wall hangings, display cases, light fittings and garden ornaments are specifically excluded from the sale although some items may be available by separate negotiation.

Rights of Way, Wayleaves and Easements

The property is sold subject to and with the benefit of all existing wayleaves, easements and rights of way, public and private whether specifically mentioned or not.

The adjacent properties of number 6 and 7 orchard terrace have a right of way through the covered passage to the front of the property to put the bins out.

What3Words

///firewall.offers.superbly

Viewings

Strictly by appointment with GSC Grays 01423 590500

Disclaimer

GSC Grays gives notice that:

1. These particulars are a general guide only and do not form any part of any offer or contract.
2. All descriptions, including photographs, dimensions and other details are given in good faith but no warranty is provided. Statements made should not be relied upon as facts and anyone interested must satisfy themselves as to their accuracy by inspection or otherwise.
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5. Nothing in these particulars shall be deemed to be a statement that the property is in good condition, repair or otherwise nor that any services or facilities are in good working order.
6. Please discuss with us any aspects that are important to you prior to travelling to the property.

Particulars and Photographs

Particulars written - February 2026

Photographs taken - February 2026



Whilst every attempt has been made to ensure the accuracy of the floor plan 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



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		68	77
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



DISCLAIMER NOTICE:

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