

# Rounthwaite **R&W** Woodhead

53 MARKET PLACE, MALTON, NORTH YORKSHIRE, YO17 7LX Tel: (01653) 600747



**HALL FARMHOUSE FIRBY, YORK, YORKSHIRE, YO60 7LH**

**£1,600 PER MONTH**

Also at: 26 Market Place, Kirkbymoorside Tel: (01751) 430034 & Market Place, Pickering Tel: (01751) 472800

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## Description

Hall Farmhouse is a five Bedroom Farmhouse in an accessible rural village location. The property comprises of the following accommodation over two floors: Hall, Sitting Room, Dining Room, Kitchen, Pantry, Large Utility/Boot Room, Cloakroom. Five Bedrooms, Bathroom, Shower Room.

Externally, the property Includes: Garden, Parking and an Open garage.

The property has Central heating and Double Glazing and is EPC rating E.

## General Information



# Accommodation

**Ground Floor**  
Approx. 129.6 sq. metres (1395.2 sq. feet)



**First Floor**  
Approx. 112.2 sq. metres (1208.2 sq. feet)



Total area: approx. 241.9 sq. metres (2603.4 sq. feet)  
**Hall Farm, Firby**

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

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not environmentally friendly - higher CO <sub>2</sub> emissions		
England & Wales		
EU Directive 2002/91/EC		

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Covering Ryedale through offices in Malton, Pickering and Kirkbymoorside

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