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bps@boutiquepropertyshop.co.uk
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# Dale Cottage Terrington

York, YO60 6PU

## Price Guide £420,000

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# Dale Cottage Terrington

Terrington, York, YO60 6PU

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### Summary

Dale Cottage is a charming two bedroom country cottage nestled in the lovely, picturesque location of Terrington Village. The property sits within a lovely size plot with mature gardens surrounding. There is a gated driveway providing off-street parking, leading to a carport, garage and original wash house with an outside WC. This is a lovely chocolate box cottage in pristine condition throughout whilst retaining many of it's original cottage style features such as beamed ceilings, cast iron open fires, window seating, Yorkshire sliding sash windows, solid Oak flooring and latch style doors. The accommodation offers a rear entrance lobby, sitting room, snug/dining room, breakfast kitchen and ground floor bathroom. To the first floor the cottage offers two double bedrooms with built in wardrobes. A beautiful and charming period cottage, in a highly sought after village location offered with no onward chain.

### Rear Entrance Lobby

Currently used as the main entrance into the property with solid wood door, radiator, delph rack, understairs storage cupboard, tiled flooring and side aspect window. Stairs leading to the first floor.

### Sitting Room

11'10 x 12'8 (3.61m x 3.86m)

Yorkshire sliding sash front and side aspect windows and solid wood front door, oak flooring, radiator with contemporary cover, cast iron open fire, TV point, built in display cabinet, feature beams to the ceiling and window seat.

### Snug/Dining Room

9'10 x 9'5 (3.00m x 2.87m)

Front aspect sliding sash window, window seat, oak flooring, radiator with contemporary cover and exposed ceiling beams.

### Breakfast Kitchen

12'8 x 10'6 (3.86m x 3.20m)

Rear aspect window, fitted wall and base units, Belfast sink, integrated fridge freezer, plumbed for a washer, airing cupboard, boxed in oil boiler, radiator and tiled flooring. Built in cupboard housing the water cylinder.

### Ground Floor Bathroom

7'1 x 6 (2.16m x 1.83m)

Double glazed rear and side aspect windows, panel bath with shower from taps, low flush WC, hand wash basin, heated towel rail, tiled flooring, part tiled walls and storage cupboard.

### First Floor Landing

Rear aspect window.

### Bedroom One

12'1 x 13 max (3.68m x 3.96m max)

Front, side and rear aspect sliding sash windows, fitted wardrobes, oak flooring, sloping ceiling and radiator.

### Bedroom Two

9'6 x 10'3 (2.90m x 3.12m)

Front and side aspect sliding sash windows, oak flooring, sloping ceilings, feature beams and radiators.

### Exterior

The cottage is set back slightly from the main road, surrounded by a stone wall with a York stone flagged path and frontage. Mature gardens to the side and rear of the cottage with lawned area and oil tank. A side access lane leads to a rear gated driveway with carport/covered area, outside WC, wash house and garage with light and power. Plenty of off-street parking.

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## Garage
9'1 x 12 (2.77m x 3.66m)
Double doors, light and power.

## Outbuilding
6'8 x 7 (2.03m x 2.13m)
Light, power and water. Low flush WC.

## Outside WC
Low level WC.

## Services
Mains connected to water, drainage and electric. Oil tank services the central heating boiler.

## Council Tax Band D

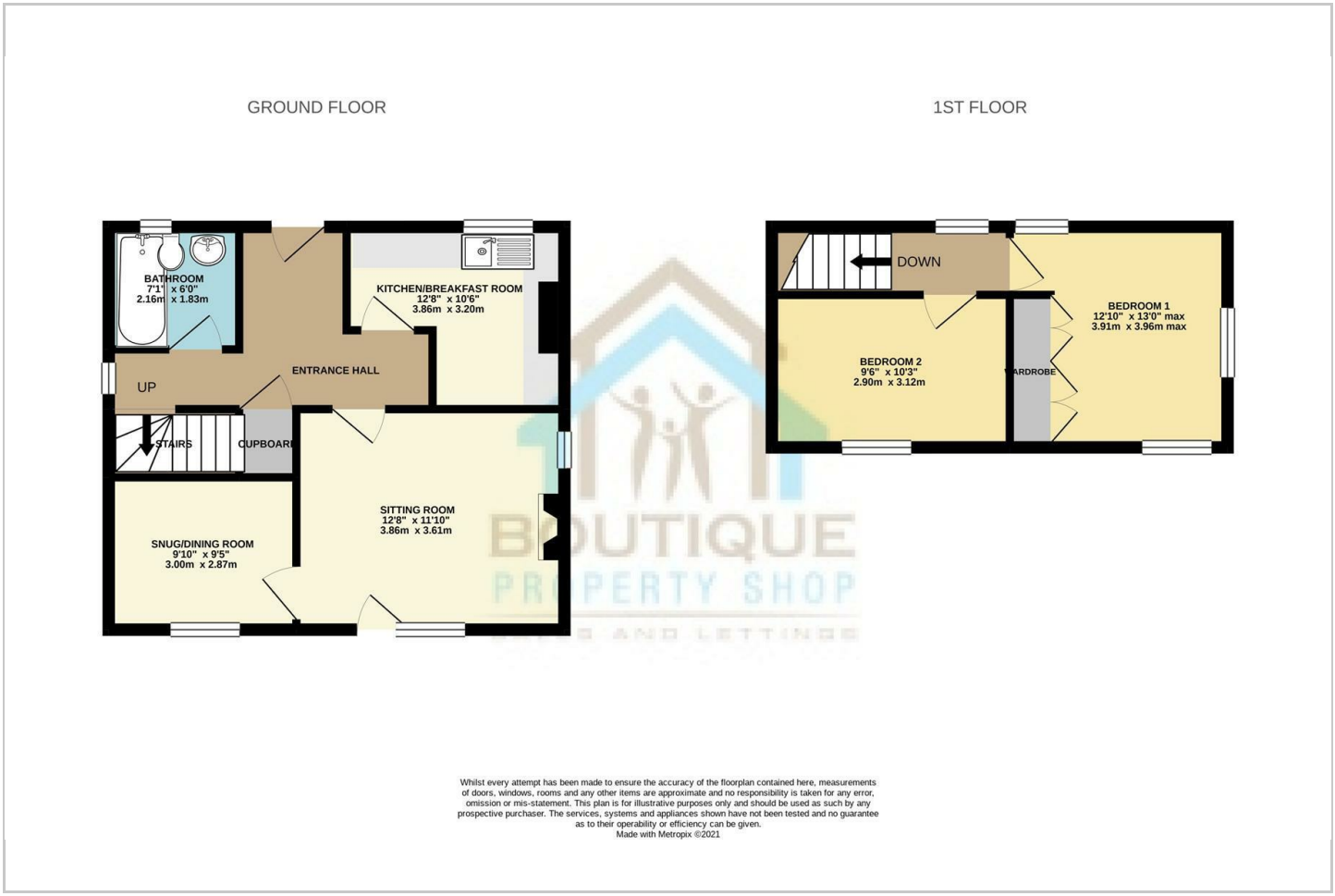
## Location
Located in the beautiful and highly sought after village of Terrington, set amongst the rolling Howardian Hills. There is a well stocked village shop, church, local primary school and also prep school Terrington Hall School. Ideally positioned between Malton (8 miles) and York City Centre (15 miles), both with good train links to Scarborough, Manchester and Liverpool.

## Road Map

## Hybrid Map

## Terrain Map

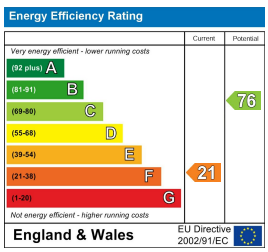
## Floor Plan

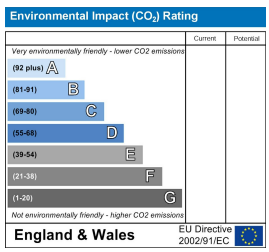



## Viewing

Please contact our Boutique Property Shop Office on 07515763622 if you wish to arrange a viewing appointment for this property or require further information.

## Energy Efficiency Graph

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