

linkagency



3, Rosewoods, Thorpe Road, Howden, DN14 7QX
£445,000



- Substantial detached House
- Executive development in rural setting
- Fabulous family house of 2,850 sq. ft floor area
- Short drive into Howden - 2 miles roughly
- Five spacious bedrooms
- Priced to reflect upgrading potential
- Easy access to Junction 37 of the M62



Description

Located in the charming development of Rosewoods, in Howden, this impressive, detached house offers a wonderful opportunity for families seeking a spacious and comfortable home. With five generously sized bedrooms, this property is perfect for those who value space and flexibility. The layout includes two inviting reception rooms, providing ample room for relaxation and entertaining guests.

The house boasts three bathrooms, ensuring convenience for the entire family. The semi-rural setting enhances the appeal, offering a peaceful environment while still being within reach of local amenities and transport links. The professional neighbourhood adds to the desirability, making it an ideal location for families.

With its massive potential, this property invites you to envision your dream home. Whether you wish to modernise or expand, the possibilities are endless.

This family house is not just a place to live; it is a canvas for your future. If you are looking for a home that combines space, comfort, and potential in a lovely setting, this property in Rosewoods is certainly worth considering.



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Approximate Gross Internal Floor Area = 264.9 sq m / 2852 sq ft

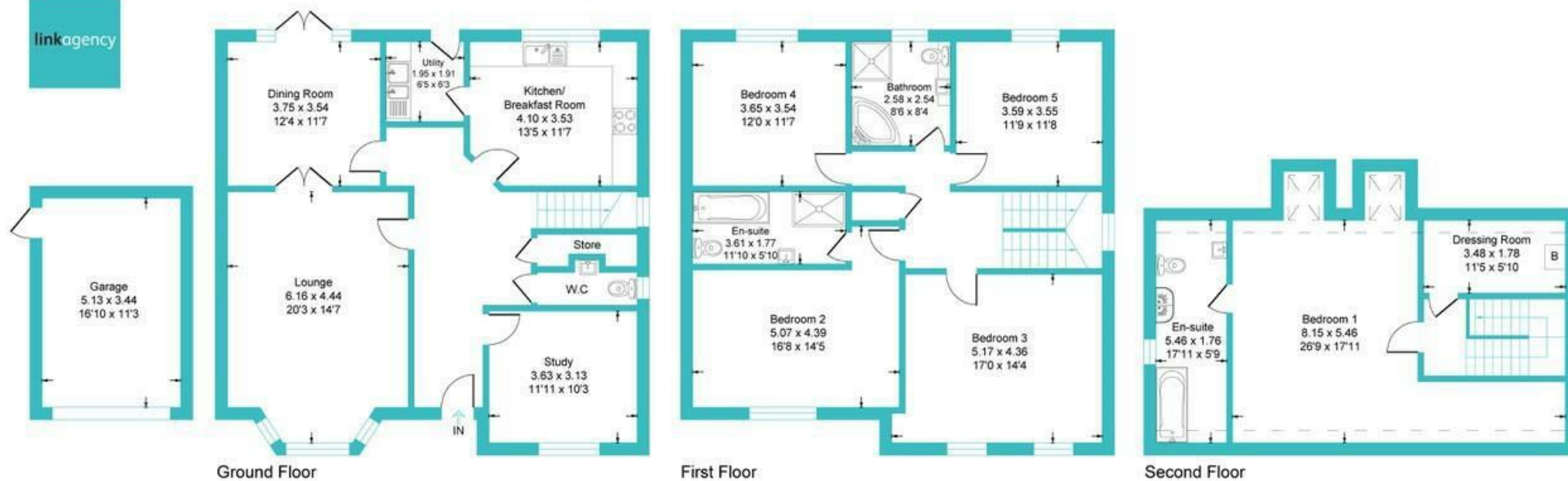




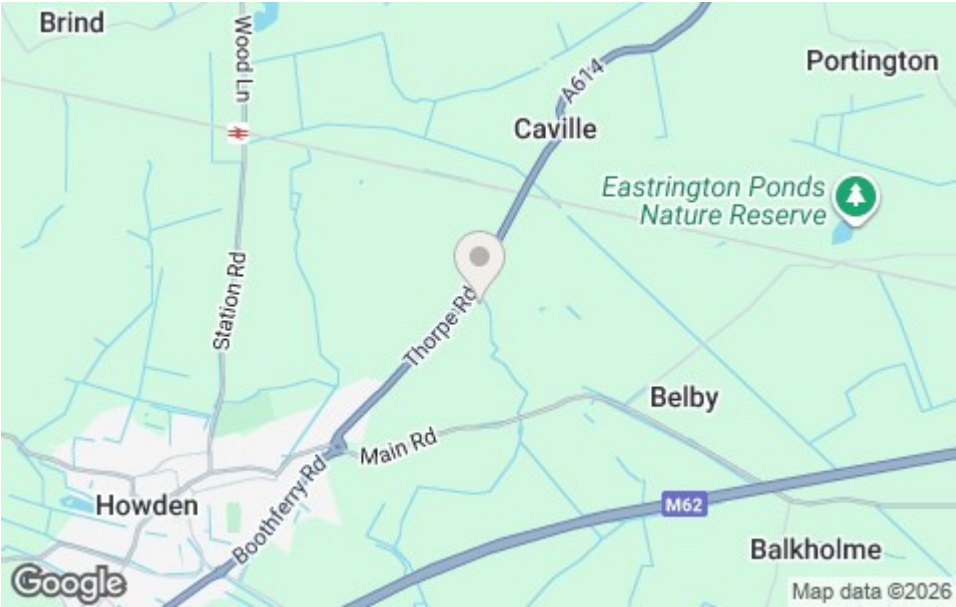
Illustration for identification purposes only, measurements are approximate, not to scale.

Council Tax Band: F

Tenure: Freehold

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A	69	75
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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



Viewing
Please contact our office on 01405 768401 to arrange an appointment.

or email: enquiries@linkagency.co.uk

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The Particulars are set out as a general outline only for the guidance of intended purchasers, and do not constitute any part of a conduct. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.