

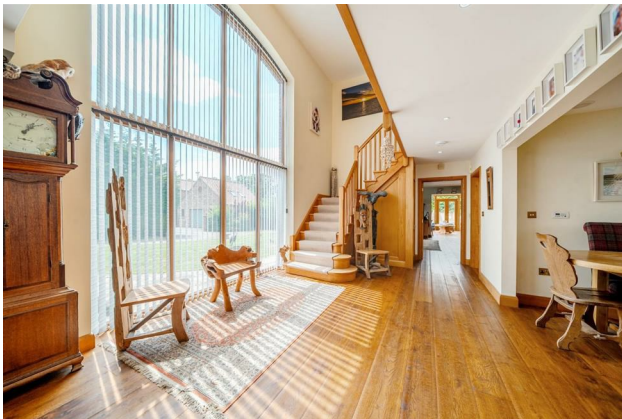
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Oakfold Skelton-On-Ure, Ripon, HG4 5AG

Offers Over £1,000,000

Property Images



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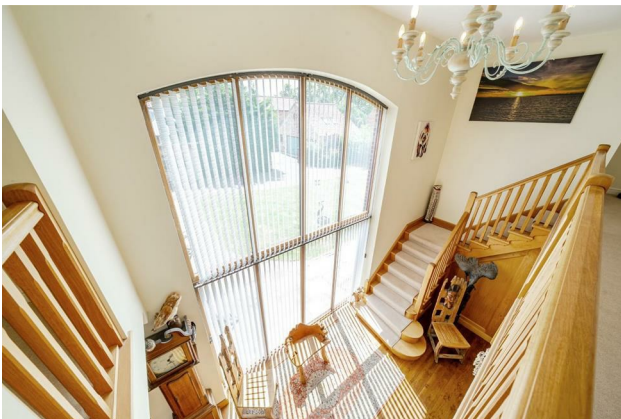
Property Images



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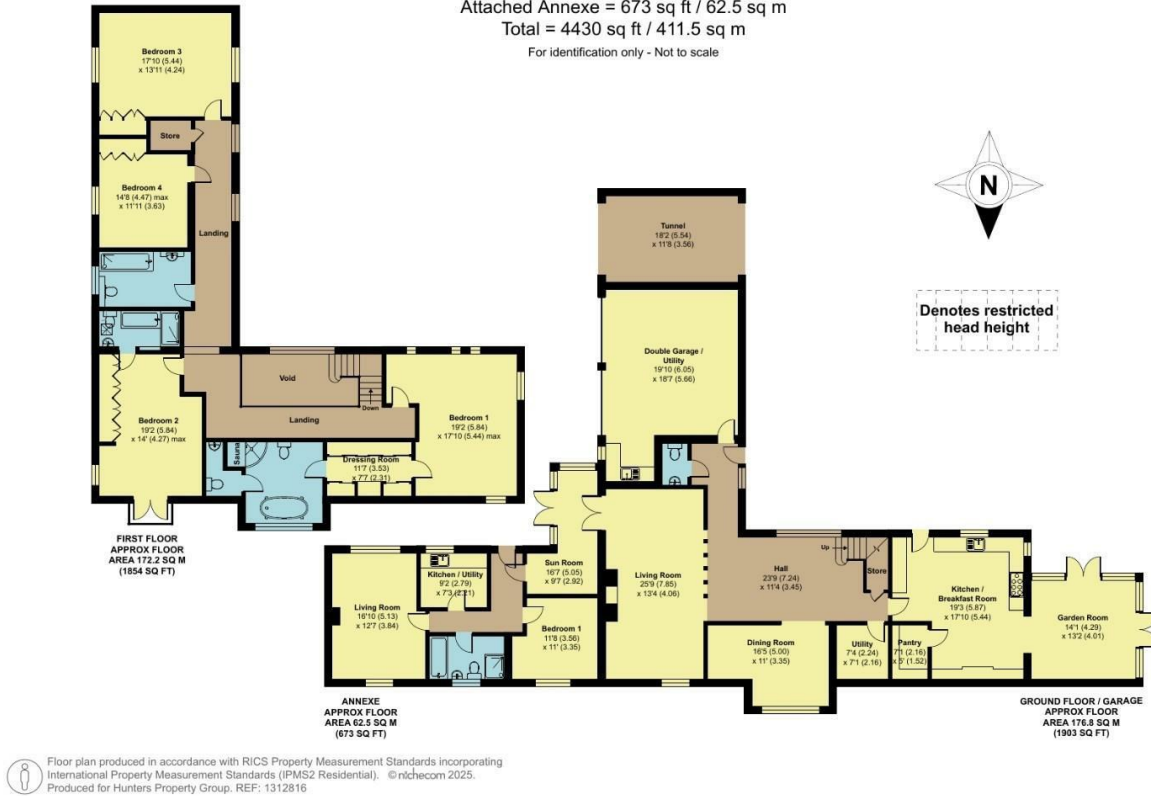
Oakfold, Skelton-on-Ure, Ripon, HG4

Approximate Area = 3757 sq ft / 349 sq m (includes double garage and excludes void / tunnel)

Attached Annexe = 673 sq ft / 62.5 sq m

Total = 4430 sq ft / 411.5 sq m

For identification only - Not to scale



EPC

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(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	

Map



Details

Type: House - Detached Beds: 5 Bathrooms: 4 Receptions: 3
 Tenure: Freehold

Upon entering, the striking reception hall immediately captures attention with its floor to ceiling feature windows, solid oak staircase and flooring, galleried landing and exposed beams, creating a warm and characterful welcome. A stylish downstairs WC completes the entrance space.

The generous lounge features a cosy gas fired stove with an oak beam mantle, providing a perfect place to relax. An open plan dining room/office area adds versatility to the layout, while the spacious dining kitchen is well equipped with high end integrated appliances, a Rangemaster cooker, and a walk in pantry – ideal for those who love to cook and entertain. The kitchen flows seamlessly into a bright sunroom, with patio doors opening directly onto the garden.

A particular highlight of the home is the self contained, fully facilitated annexe, with its own boiler, comprising a lounge, dining area, bedroom and bathroom – ideal for a dependent relative, teenager, guests, or even as a potential holiday let opportunity.

To the first floor are four further generously proportioned bedrooms. The luxurious master suite features a walk through wardrobe and dressing area, a stunning ensuite bathroom complete with sauna and spa steam shower, and breath taking views over open countryside. The second bedroom enjoys its own private balcony, fitted wardrobes and a stylish ensuite bathroom with separate shower. Two additional double bedrooms and a well appointed house bathroom complete the upstairs accommodation, including a partly boarded loft with pull down ladder access.

Externally, the property is surrounded by well maintained gardens laid to lawn, with a paved patio area perfect for entertaining, a built in barbecue, and an all weather golf driving net and putting green. There is ample off street parking for multiple vehicles in addition to a double garage with electric up and over doors.

The village of Skelton-On-Ure has full fibre broadband (with free connection offered to Oakfold), ease of access to major transport links, such as the A1 and A19 and approximately a twenty minute drive for trains to Manchester, Leeds, York and London. There are also supermarkets in Ripon and Boroughbridge only 3-4 miles from the village.

Offering space, privacy and versatility in a desirable village location, with oil fired central heating, mains drainage and water, this exceptional home must be viewed to be fully appreciated.

Features

• IMPRESSIVE FIVE BEDROOM DETACHED HOUSE • SECLUDED LOCATION • FOUR BATHROOMS • THREE RECEPTION ROOMS • DINING KITCHEN • UTILITY • DOWNSTAIRS WC • SELF CONTAINED ANNEX • SURROUNDING GARDENS • DOUBLE GARAGE AND PARKING FOR MULTIPLE VEHICLES