

# HUNTERS®

HERE TO GET *you* THERE

**Scarford House Asenby, Thirsk, YO7 3QR**

**Offers Over £500,000**

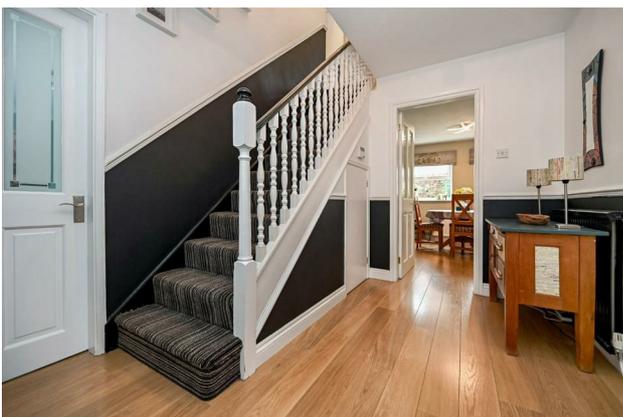
Property Images



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## Property Images



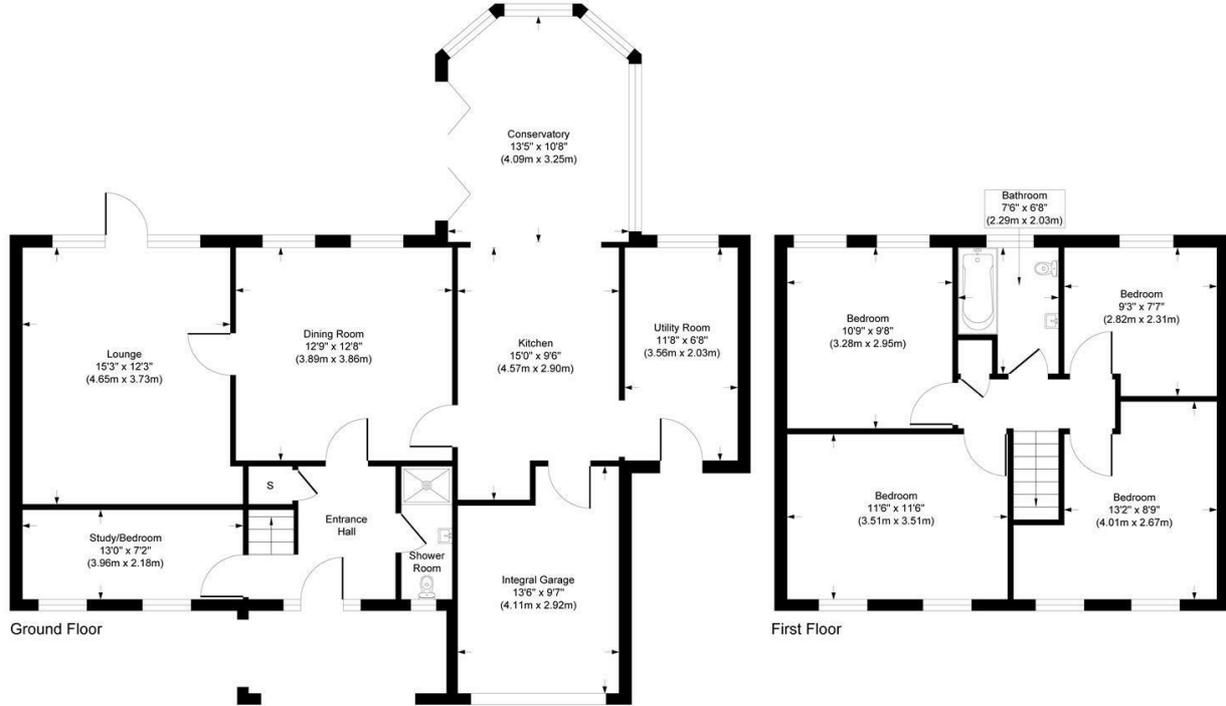
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## Property Images



Approximate Gross Internal Area  
1546 sq ft - 144 sq m



Although every attempt has been made to ensure accuracy, all measurements are approximate. This floorplan is for illustrative purposes only and not to scale. Measured in accordance with RICS Standards.

## EPC

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>		56	71
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>	EU Directive 2002/91/EC		

## Map



## Details

Type: House - Detached Beds: 4 Bathrooms: 2 Receptions: 3 Tenure: Freehold

## Summary

Situated in the highly desirable village of Asenby, close to the renowned Crab and Lobster and offering excellent access to the A1 for commuters, this beautifully presented four/five bedroom detached home provides spacious and versatile accommodation ideal for modern family living.

The property is entered via a welcoming entrance hall which leads through to the downstairs accommodation, with a bright and comfortable lounge, featuring an attractive modern electric fire and patio doors opening directly onto the garden, allowing plenty of natural light and creating a perfect space for relaxing or entertaining. There is also a separate dining room, ideal for formal dining or family gatherings.

The heart of the home is the modern fitted kitchen, which is well appointed with a range of built in appliances and opens into a delightful conservatory overlooking the garden, providing an excellent additional living or dining space. A separate utility room offers further practicality and storage. To the ground floor there is also a versatile room which can be used as a fifth bedroom or home office, along with a convenient WC/shower room.

To the first floor, the property offers four well proportioned bedrooms together with a house bathroom serving the accommodation.

Externally, the home enjoys enclosed gardens surrounding the property, laid mainly to lawn and complemented by paved patio areas ideal for outdoor seating and entertaining. The garden also features an ornamental pond with water feature, a charming summer house and a garden shed, creating a truly attractive outdoor space. To the front, a driveway provides off street parking for multiple vehicles and leads to a garage.

This impressive home combines village charm with excellent commuter links and internal flexibility, making it an ideal choice for families seeking both space and convenience.

## Features

- MODERN DETACHED HOUSE • FOUR/FIVE BEDROOMS • HOUSE BATHROOM • DOWNSTAIRS WC/SHOWERROOM • TWO/THREE RECEPTION ROOMS • KITCHEN OPEN INTO CONSERVATORY • UTILITY ROOM • ENCLOSED GARDENS • GARAGE • DRIVEWAY FOR MULTIPLE VEHICLES