

HUNTERS®

HERE TO GET *you* THERE

Sun Street, Cononley

Asking Price £195,000

Property Images



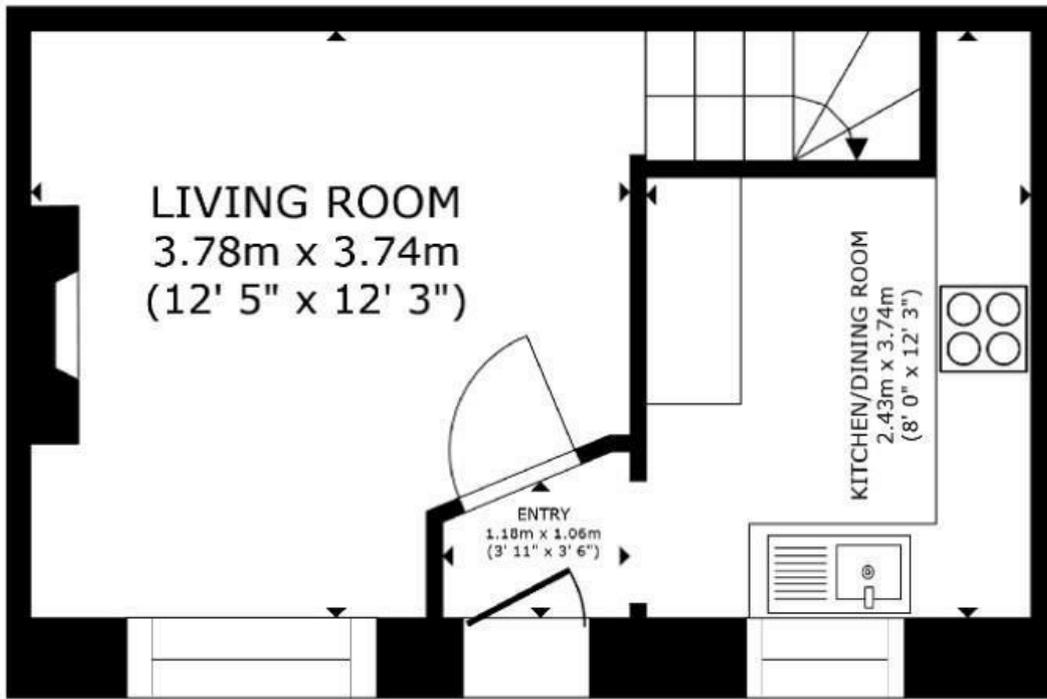
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SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
(92 plus) A	88
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
61	
England & Wales	EU Directive 2002/91/EC 



Nestled in the charming village of Cononley, this exceptional end-terrace cottage on Sun Street offers a delightful blend of period features and modern comforts.

Tucked away in a peaceful courtyard with no through traffic, this property provides a serene retreat while remaining conveniently close to local amenities.

Cononley has 2 great pubs, a village store and a train station with a regular service to Leeds and Bradford, making Cononley the perfect commute from the countryside, to work.

The bustling market town of Skipton is just 10 minutes away.

Upon entering, you are welcomed into a bright sitting room, where a large window floods the space with natural light. The focal point of this room is a multi-fuel stove, elegantly set on a raised stone hearth, complemented by built-in log storage, creating a warm and inviting atmosphere. The fitted kitchen is both practical and stylish, featuring a range of base and wall units and modern appliances including an integrated fridge, washing machine, fan oven and gas hob.

The first floor has been thoughtfully re-designed to accommodate a spacious super-sized double bedroom, (previously two separate bedrooms), allowing for a generous living space that suits contemporary lifestyles. The modern shower room is a highlight, boasting a vanity basin, thermostatic shower, and tasteful tiled finishes, ensuring a luxurious experience.

Outside, the property offers a charming space to sit and enjoy the fresh air at the front, along with a designated parking space at the entrance to the courtyard, adding to the convenience of this lovely home. This period cottage is a rare find, combining character, comfort, and a prime location, making it an ideal choice for those seeking a tranquil village lifestyle.

Buyer & Seller Anti Money Laundering Checks

We are required by HMRC to undertake Anti Money Laundering checks for all buyers and sellers to the contract. These checks are carried out through SmartSearch, and we make a charge of £30.00 inclusive of VAT per buyer. We will also need to see proof of funding. We cannot mark a property Sold Subject to Contract until the checks have been satisfactorily completed.

On-Line Bullet Points

- Charming period cottage
- Easy to manage / ideal holiday LET
- Well presented and maintained
- Cosy living room with multi-fuel-stove
- Purposeful fitted kitchen
- Double glazed, bespoke shutters, GAS heating
- Village shop and 2 pubs
- Train station a 5 minute walk