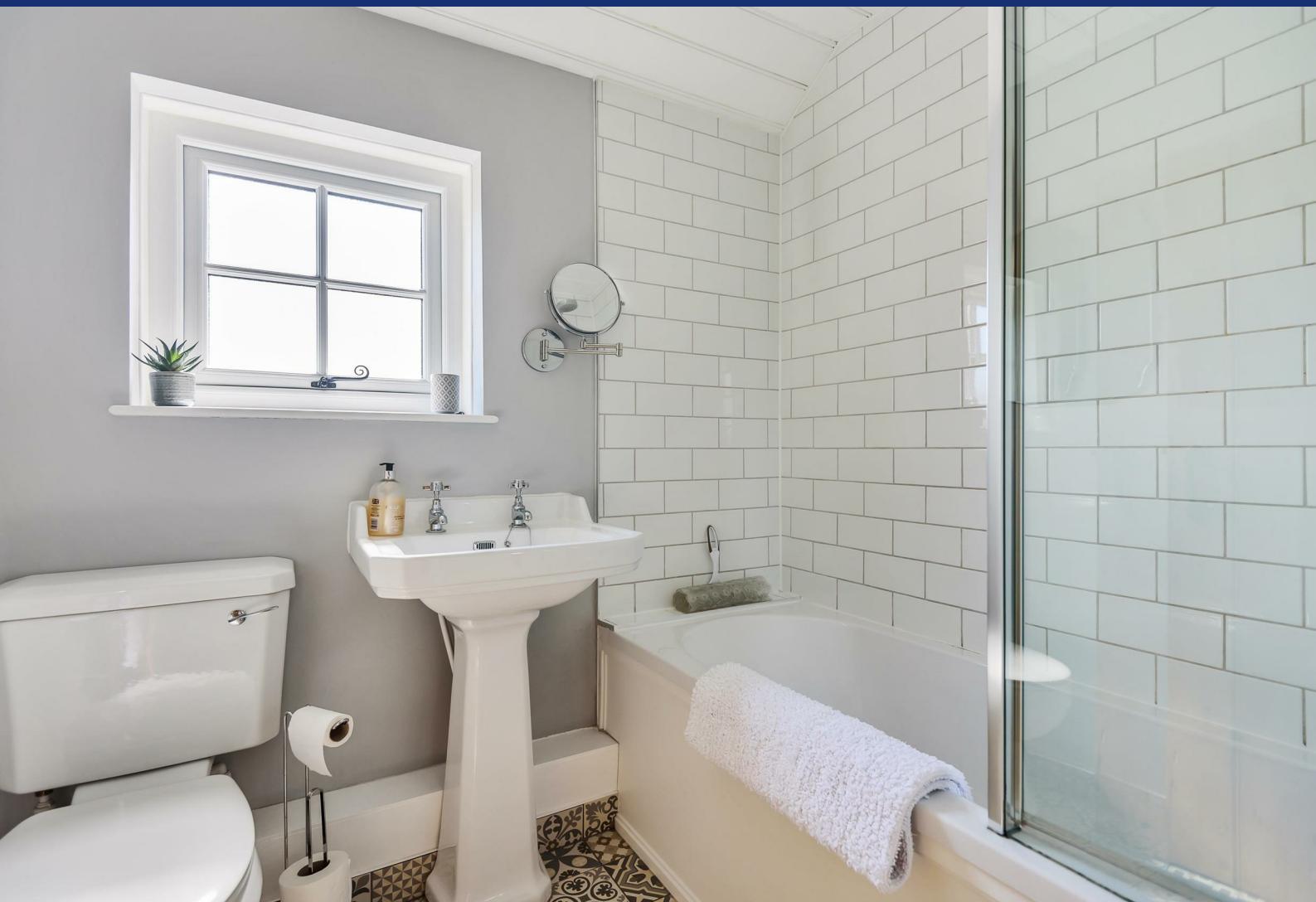


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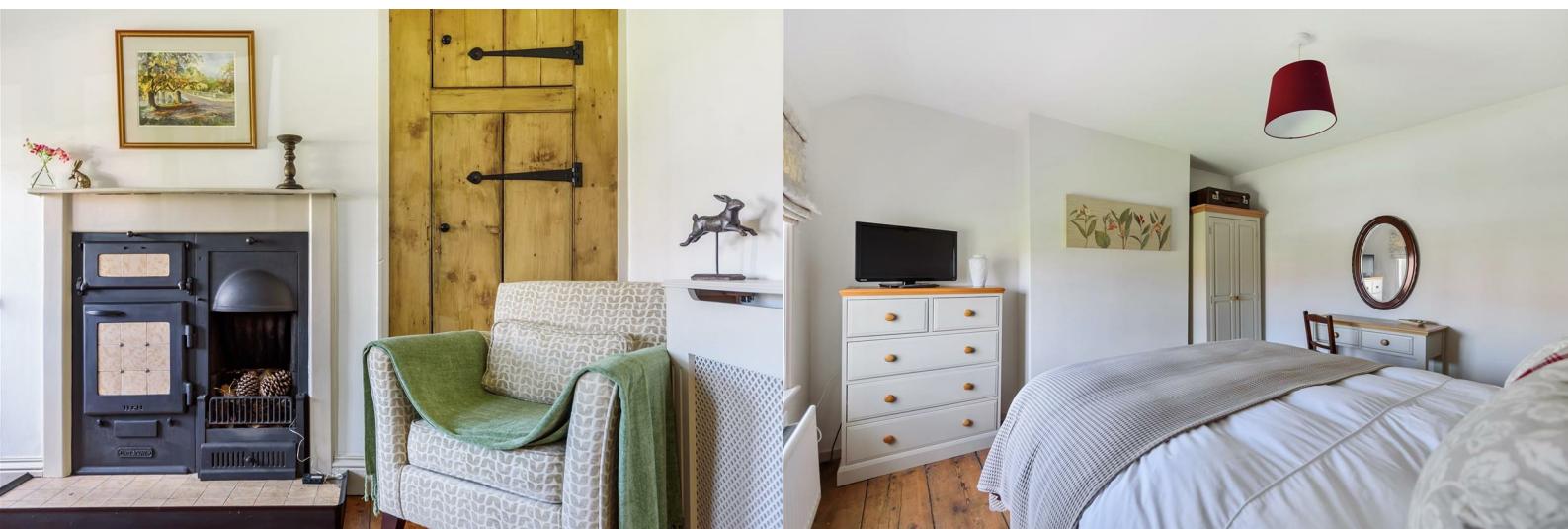
HERE TO GET *you* THERE



Sandhutton

Thirsk, YO7 4RW

£220,000



Dubelle Cottage Sandhutton

Thirsk, YO7 4RW

£220,000



KITCHEN BREAKFAST ROOM

8'10" x 15'2" (2.69 x 4.62)

The kitchen enjoys a pleasant aspect with double glazed windows and door to the enclosed courtyard garden to the rear. Fitted with a range of 'Shaker' style units, matching work surfaces and up-stands. Incorporated within the units are stainless steel sink and drainer unit with mixer tap, space and plumbing for a washing machine and dishwasher, free standing fridge/freezer and cooker. Feature beams to ceiling, ceramic tiled floor and central heating radiator.

LOUNGE

12'1" x 15'4" (3.68 x 4.67)

A most appealing room which features an original stove with working open fire, built-in cupboard to alcove, beams to ceiling and wooden flooring. Double glazed windows to the front overlook the village green. Stairs to first floor level and central heating radiator.

BEDROOM ONE

12'1" x 12'4" (3.68 x 3.76)

Suffolk latch door from landing. Double glazed window to front aspect. Door to loft access. Original wooden floor. Central heating radiator.

BEDROOM TWO

8'1" x 8'6" (2.46 x 2.59)

Suffolk latch door from landing. Double glazed window to rear aspect and central heating radiator.

BATHROOM

0'0" x 0'0" (0 x 0)

Fitted with a contemporary white suite comprising; wash hand basin, low flush WC and panelled bath

with shower and screen over. Heated towel rail and double glazed window to rear.

LOFT ROOM

37'5" x 14'11" (11.4 x 4.55)

A useful space in the loft with skylight, ideal for an office or additional storage space.

GARDEN

0'0" x 0'0" (0 x 0)

Enclosed yard to the rear of the property provides a sheltered and private space to enjoy morning coffee or alfresco dining. Gated access to rear. Heating oil storage tank.

Holiday Let

Holiday Let potential. The cottage is currently run as a successful holiday let. Should any potential purchaser be interested in purchasing and continuing the business please contact the agent for details of bookings and revenue.



Road Map



Hybrid Map



Terrain Map

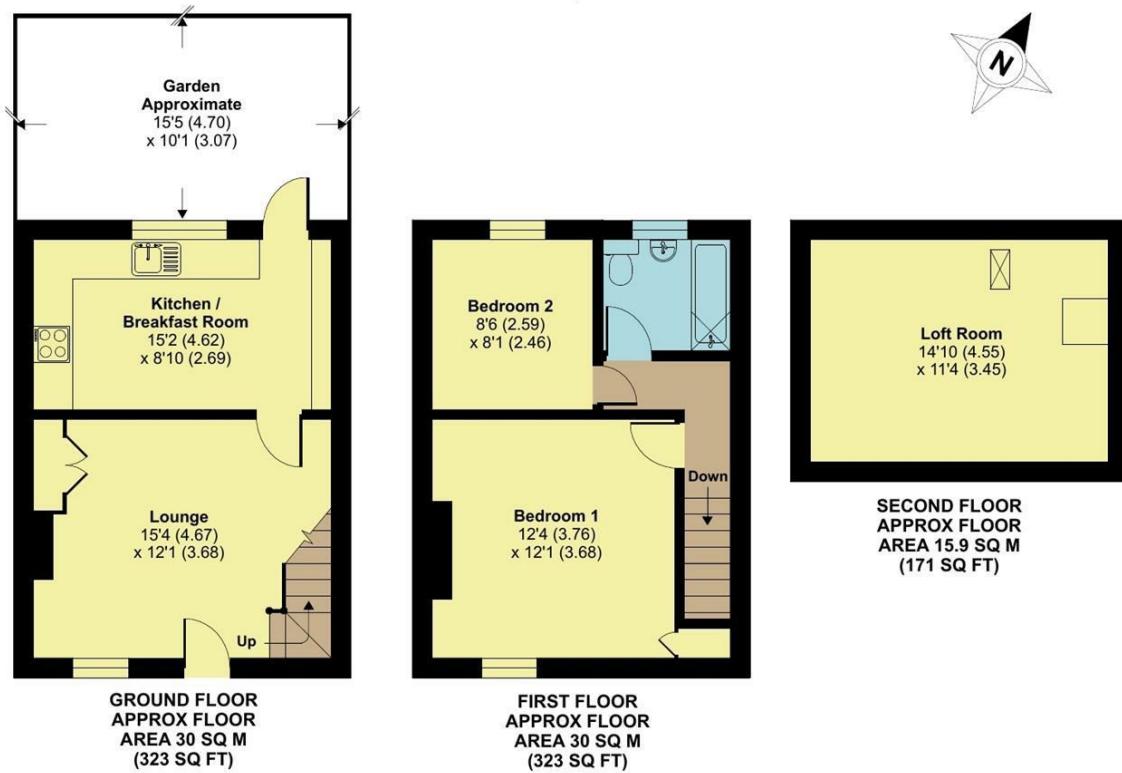


Floor Plan

Sandhutton, Thirsk, YO7

Approximate Area = 817 sq ft / 75.9 sq m

For identification only - Not to scale.

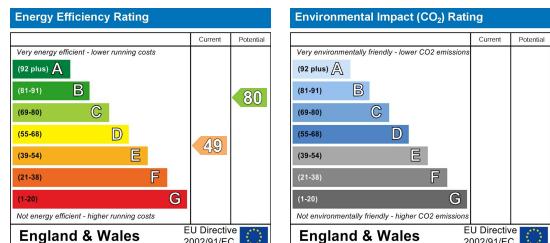


Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nchecom 2022. Produced for Hunters Property Group. REF: 839654

Viewing

Please contact our Hunters Thirsk Office on 01845 440044 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.