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## Farefield Close

Dalton, Thirsk, YO7 3FD

Asking Price £495,000



Council Tax: F



# 14 Farefield Close

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## Overview

A stylish five-bedroom detached home located in the popular village of Dalton, North Yorkshire. This property benefits from a high-spec contemporary interior, almost 3000 sq ft over three floors and a CHAIN-FREE SALE. The property benefits from air source heating and solar panels.

## Situation

Dalton is an attractive village nestled in the picturesque countryside of North Yorkshire and, surrounded by the scenic landscapes of the North Yorkshire Moors National Park, the village makes an ideal destination for outdoor enthusiasts, offering opportunities for hiking and cycling etc. It is viewed as an excellent commuter village, being in close proximity to both the A19 and A1(M) arterial routes, allowing simple commutes to Harrogate, York, Leeds and Middlesbrough. The village further benefits from close proximity to a number of excellent schools, both state and private.

## Entrance Hall

With access to all ground floor rooms, stairs to first floor.

## Sitting Room

18'6" x 11'6" (5.66 x 3.53)

With double glazed window to the front elevation.

## Living Kitchen

33'4" x 11'9" (10.17 x 3.60)

A fabulous space running the entire width of the property. To one end is a contemporary fitted kitchen with cream cabinets with complementary worktops over including an island unit with breakfast bar. Fitted appliances include a double oven and microwave

and a stainless steel extractor hood. The dining area is fitted with a multifuel stove and five bifold doors, opening up to give access to the garden. Tiled floor throughout.

## Utility Room

6'7" x 5'11" (2.02 x 1.81)

Door to exterior

## WC

## First Floor Landing

Stairs to second floor and useful storage cupboard.

## Master Bedroom

9'10" x 16'4" (3.02 x 5)

With two windows to the rear elevation.

## Ensuite Shower Room

8'4" x 5'8" (2.56 x 1.73)

With tiled floor, walk in shower cubicle with glass doors. mirrored bathroom cabinet, chrome ladder towel rail and part tiled walls.

## Bedroom Two

13'1" x 11'8" (4.0 x 3.57)

Window overlooking the rear elevation an en suite shower room as master bedroom

## En Suite Shower room

11'8" x 3'11" (3.57 x 1.21)

Shower with hand basin, low flush WC and wall mounted mirrored cabinet. Tiled floor and part tiled walls, heated chrome towel radiator.

## Bedroom Three

15'11" x 11'8" (4.87 x 3.57)

With window to the front elevation.

### Dressing Room

11'7" x 10'4" (3.54 x 3.16)

Fitted with a full range of floor to ceiling wardrobes and with additional central drawer unit and wall hung mirror

### Bedroom Four

12'2" x 11'5" (3.73 x 3.48)

A further double bedroom with window to the front aspect.

### House Bathroom

11'8" x 6'8" (3.57 x 2.05)

With tiled floor and part tiled walls, four piece suite in white comprising bath, shower, hand basin and low flush WC. Mirrored wall cabinet and heated chrome towel radiator.

### Second Floor

### Loft Room/Bedroom Five

18'0" ( max) x 33'4" (5.49 ( max) x 10.18)

Currently used as a home cinema and office. this is a light and spacious area with the benefit of three rooflights.

### Loft Storage

17'5" x 6'0" (5.33 x 1.84)

Useful under eaves storage area.

### Gardens

The front garden is mostly paved to provide two additional off street parking spaces. The rear garden is landscaped and is a lovely area to relax and entertain.

### Integral Double Garage

18'9" x 18'2" (5.74 x 5.55)

With part glazed up insulated sectional doors and electric car charging point; power and light within.



## Road Map



## Hybrid Map



## Terrain Map



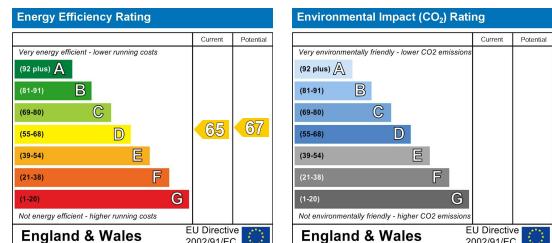
## Floor Plan



## 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.