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2 Station Cottages, Temple Hirst, Selby, Yorkshire, YO8 8QL

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Asking Price £225,000

DESCRIPTION
NO ONWARD CHAIN. Hunters Selby are delighted to offer for sale this beautifully presented two-bedroom semi-detached cottage, situated in the highly sought-after village of Temple Hirst.

Combining charming character features with modern comforts, this delightful home offers a warm and welcoming atmosphere throughout. The ground floor comprises a cosy sitting room featuring a log-burning stove, together with a stylish open-plan kitchen/dining room fitted less than two years ago. The kitchen is equipped with a Rangemaster cooker, integrated fridge/freezer and dishwasher, creating a practical and attractive space for everyday living and entertaining. A contemporary family bathroom completes the ground floor.

To the first floor are two well-proportioned double bedrooms, one of which benefits from built-in wardrobes with the remainder of an 8-year warranty.

The property is heated via an energy-efficient air source heat pump, providing an economical and environmentally friendly heating system.

Externally, the home occupies a generous plot with a low-maintenance rear garden, mainly laid to lawn with a patio seating area, ideal for relaxing or al fresco dining. The garden enjoys open countryside views to the rear, is enclosed by perimeter fencing for added privacy, and the property further benefits from two allocated parking spaces.

This charming home is ideally suited to first-time buyers, downsizers, or anyone looking to enjoy peaceful village living while benefiting from modern conveniences.

Early viewing is highly recommended to fully appreciate everything this wonderful home has to offer. Call Hunters Selby seven days a week to arrange your viewing.

LOCATION
Temple Hirst is mainly an agricultural community surrounded by open farmland. It is known for its countryside setting, traditional buildings, and riverside location. One of its best-known landmarks is The Sloop Inn, a historic country pub that serves both locals and visitors. The village is also close to walking and cycling routes along the River Aire, making it a pleasant base for exploring the surrounding countryside.

Material Information - Selby
Tenure Type; Freehold
Council Tax Banding; B
EPC Rating: D

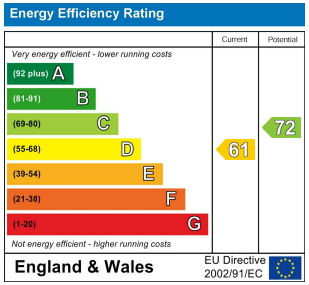
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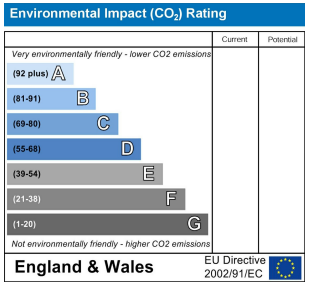
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Approximate Floor Area = 81.2 sq m / 874 sq ft



This floor plan has been drawn in accordance with RICS Property Measurement 2nd edition.
All measurements, including the floor area, are approximate and for illustrative purposes only. @fourwalls-group.com #111636






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