



**Main Road, Hirst Courtney, YO8 8QT**

In Excess of **£700,000**



## Main Road

Hirst Courtney, Selby

- Set within 0.84 Acre
- Stunning 5/6 Bedroomed Detached House
- 326 Sq. M / 3509 Sq. Ft.
- Mains Electricity. Oil Central Heating.
- Mains Water supply. Mains Drainage.
- Broadband: FTTC. Mobile: 4G
- Brick Built Construction
- FREEHOLD
- Council Tax Band 'F'
- EPC Rating 'D'



**Welcome to this simply stunning 5/6 - bedroom detached house situated in the popular Village of Hirst Courtney.**

Offering an abundance of space and contemporary design, this property is a true gem that must be explored. As you step into this remarkable home, you will immediately be greeted by its grandeur and sense of luxury. The spacious entrance hall leads into various reception rooms, providing the perfect space for socializing, relaxing, or entertaining friends and family. The beautifully designed living room offers a cosy and inviting atmosphere, with large windows allowing ample natural light to flood in, creating a bright and airy feel. Relax and unwind in front of the feature fireplace during the chilly winter evenings, or enjoy the scenic views of the surrounding landscapes from the comfort of your own home. Adjacent to the living room is the elegant dining room, ideal for hosting dinner parties or enjoying family meals. The open-plan layout flows seamlessly into the modern and fully-equipped kitchen, where you will find an array of high-quality appliances and ample storage space to cater to your culinary needs. There is also a separate utility room with built in dishwasher, along with further storage and space for washing machine and American fridge freezer or tumble drier.









The house features a remarkable total of up to 6 bedrooms (The 6th bedroom is currently fitted out as a dressing room), all offering generous proportions and plenty of natural light. The master bedroom boasts an en-suite bathroom, providing ultimate privacy and convenience. A further three bathrooms (Including two further en-suites) ensure that each family member's needs are met, making mornings a breeze for everyone.

The spacious rear garden is perfect for outdoor activities and leisure. Whether you seek to engage in gardening, relax on the patio, or host barbecues for friends and family, this versatile outdoor space has it all. There is also a hardstanding area perfect for outbuilding/shed/summer house or simply to safely store a mobile home or additional vehicles.

Additional features of this exceptional property include mains electricity, oil central heating, mains water supply, and mains drainage. You will also benefit from broadband connectivity with FTTC and excellent mobile connectivity with 4G. Built with quality craftsmanship and attention to detail, this property is a true testament to fine architectural design. The brick-built exterior adds an element of charm and character, while the interior offers a contemporary and stylish living environment.



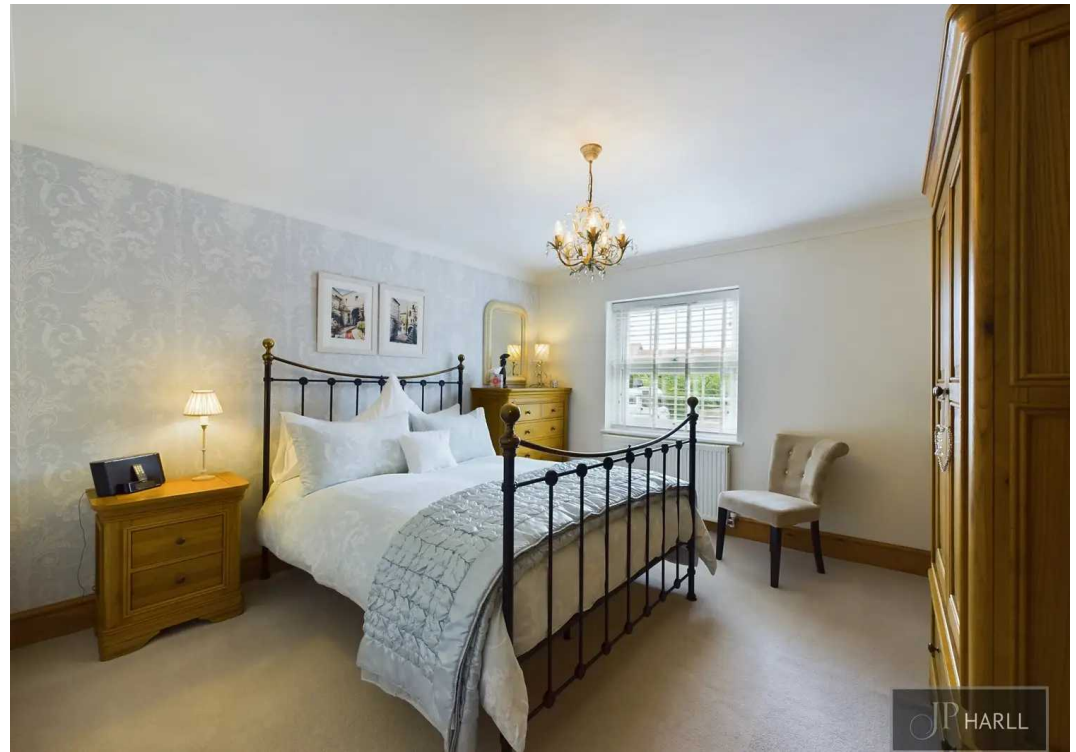
JP HARLL



JP HARLL



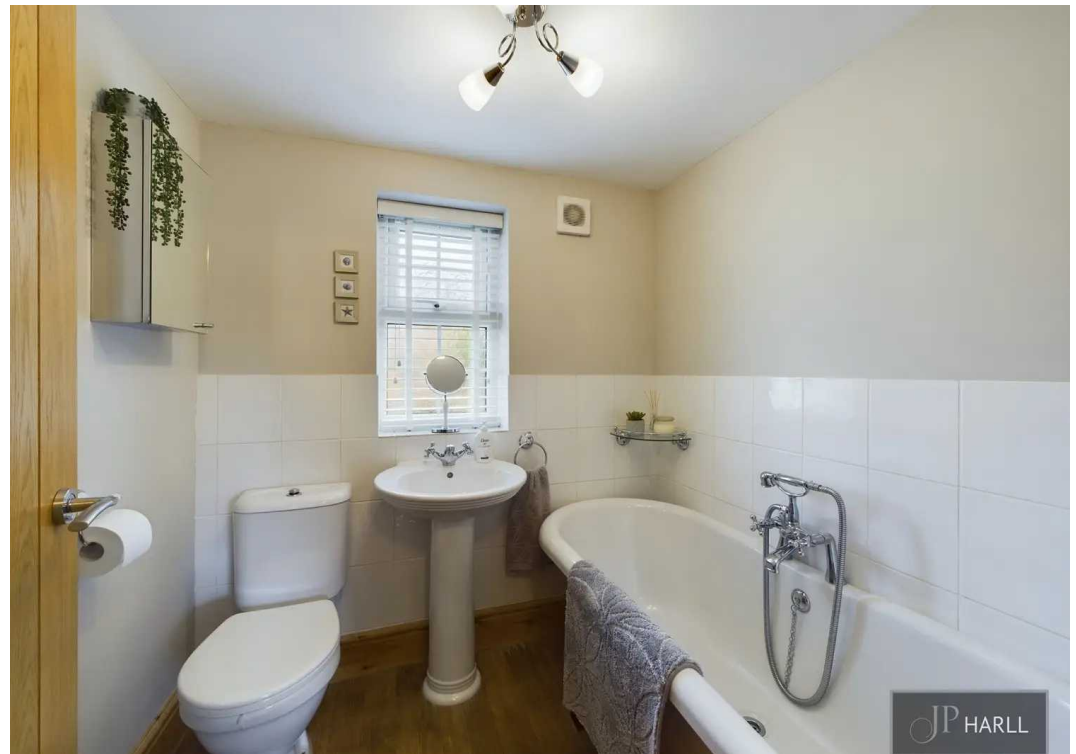
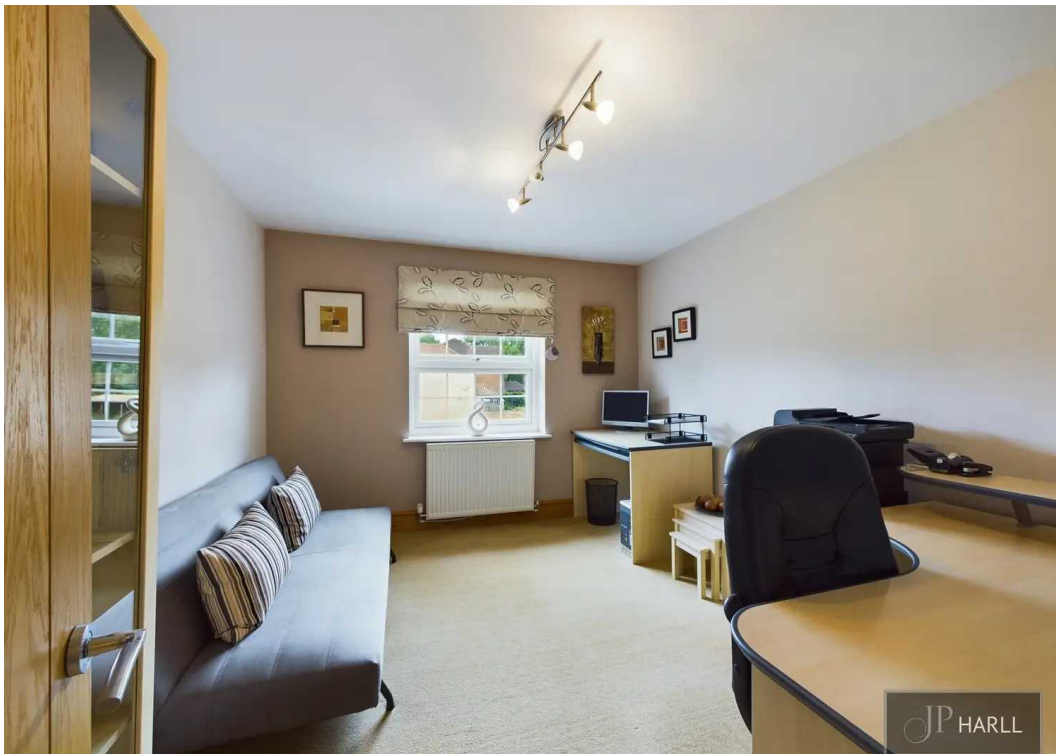
JP HARLL



JP HARLL









Located in Selby, you will have access to a range of amenities and services, including shops, schools, and leisure facilities. The property is situated within easy reach of transportation links, making commuting and traveling a breeze.

This remarkable house is of freehold tenure, ensuring peace of mind and long-term security. With an EPC rating of 'D' and council tax set at band 'F', this property truly embodies the perfect blend of comfort, style, and practicality.

Don't miss out on this extraordinary opportunity to own a spacious 5/6-bedroom house in Hirst Courtney, with ample outdoor space and modern living amenities.

***Contact us today to arrange a viewing and envision yourself living in this exceptional home.***



**Ground Floor**



**Floor 1**

**Approximate total area<sup>(1)</sup>**

326.07 m<sup>2</sup>  
3509.76 ft<sup>2</sup>

**Reduced headroom**

5.73 m<sup>2</sup>  
61.73 ft<sup>2</sup>

(1) Excluding balconies and terraces

⊞ Reduced headroom (below 1.5m/4.92ft)

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.



## JP Harll

J P Harll Estate Agents, 24 Finkle Street - YO8 4DS

01757 709955 • sales@jpharll.co.uk • [www.jpharll.co.uk](http://www.jpharll.co.uk)

