



Low Mill Mews, Ripon, HG4 1FF

£242,500

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An outstanding modern home forming part of an exclusive small development occupying a peaceful situation at the end of a no-through-road and yet conveniently situated for the picturesque centre of Ripon, a wide range of local amenities and travel options.

SOLO SAY: Exactly what a modern home should be - intelligently designed, light filled and full of refreshing ingenuity. Elegant contemporary architecture is normally the preserve of much more expensive properties so this is a great opportunity to enjoy some 'mini-grand-design' flair with a hint of continental-inspired aesthetics. Awash with distinct and imaginative details, this stunning home is the ideal sanctuary in which you can relax, entertain or just enjoy the surroundings.

The thoughtfully planned accommodation is sure to meet the demands of the modern lifestyle and more discerning buyers will appreciate the flexible and functional open-plan living space with seamless indoor/outdoor connectivity for enjoying the southerly orientation.

Currently occupied by particularly house-proud tenants, the house is offered to the market chain free and definitely worthy of a personal viewing.





A recessed porch leads to the spacious hall with under-stair cupboard, downstairs WC and a utility room/store.

The open-plan living space combines deep windows with bright presentation to maximise the southerly orientation. The open-plan kitchen area offers plenty of storage and practical workspace together with a range of appliances including a 50/50 fridge/freezer, dishwasher, electric oven and induction hob with extractor over.

The excellent proportions continue to impress as you explore the two double bedrooms which both have deep bay windows and benefit from luxuriously appointed en-suite shower rooms.



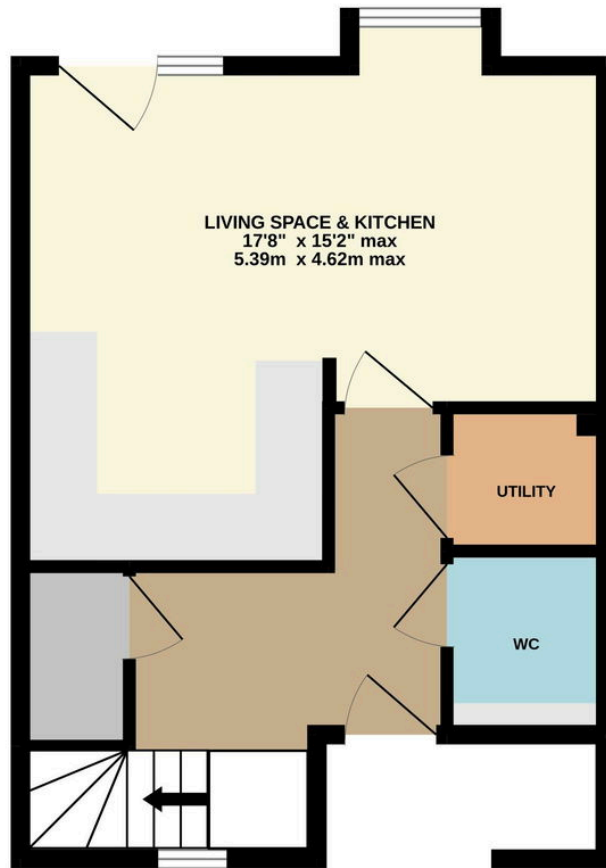
Stepping outside reveals skilfully landscaped garden designed for ease of maintenance and enjoying a southerly orientation comprising a paved patio, artificial grass area, deep bark chipping border containing a variety of plants, outside electric socket and pedestrian access gate.

There are two parking places at the front with an electric car charging point.

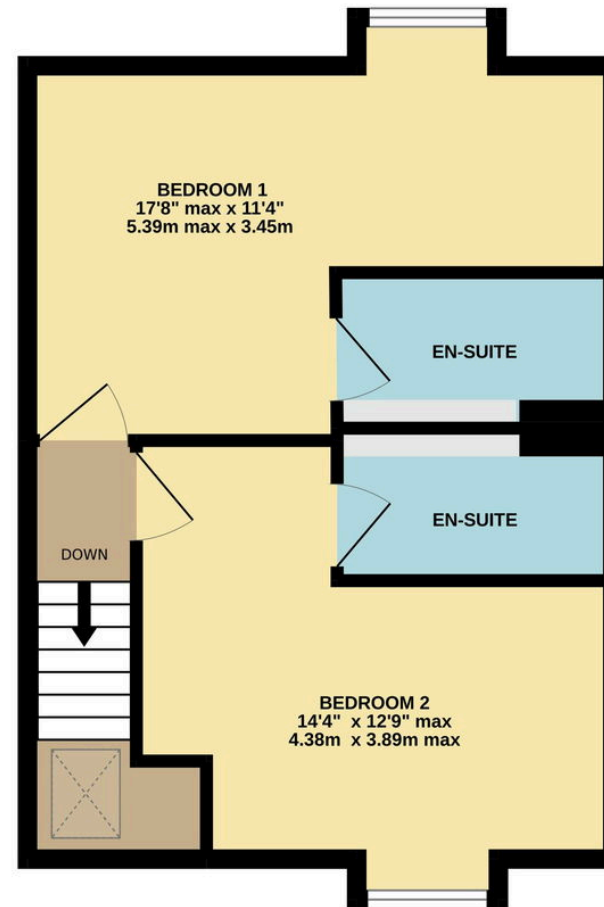
The tucked away position belies the super-convenient setting, being only a few minutes walk from the historic city centre, passing the wonderful cathedral. Ripon offers a great choice of shops and services along with bars and restaurants situated around the picturesque market place.

Those who enjoy sports and recreational pursuits are well catered for and keen walkers will appreciate being close to open countryside, river Skell and Ripon canal. Ripon is always popular with commuters who can take advantage of excellent road connections and regular bus services.





Ground Floor



First Floor

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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SOLO PROPERTY MANAGEMENT LTD

Visit our showroom at 13 Fishergate, Ripon, HG4 1EA

EMAIL

Info@solopm.com

www.solopropertymanagement.com

