



Low Mill Estate, Ripon, HG4 1NP

£235,000 NO CHAIN

Low Mill Estate, Ripon, HG4 1NP

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

SOLO SAY: Exactly what a modern home should be - intelligently designed, energy efficient and full of refreshing ingenuity. By cleverly combining traditional, local materials with a dash of contemporary, European inspired architecture, the developers have created something truly unique and if you're bored of 'same-again' modern houses this is a great opportunity to enjoy some 'mini-grand-design' flair.

The thoughtfully planned accommodation readily caters for 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 enclosed garden. Imbued with distinct and imaginative details, this stunning home is the ideal sanctuary in which to relax, entertain or just enjoy the surroundings.

The house is offered to the market chain free and definitely worthy of a personal viewing.





Step from the recessed porch into the spacious hall and take a moment to appreciate the useful store cupboard, additional utility cupboard, downstairs WC and feature staircase to the first floor.

The open-plan living space offers effortless versatility for a variety of sitting and dining configurations together with deep windows and a door leading to the garden. The kitchen area provides an ergonomically planned range of units with plenty of storage and practical workspace together with a range of appliances including a fridge, freezer, dishwasher, electric oven and ceramic hob with extractor over.

Natural light fills the stair-well as you continue to explore upstairs. The spacious theme continues in the two double bedrooms which both have deep windows and benefit from luxuriously appointed en-suite shower rooms.



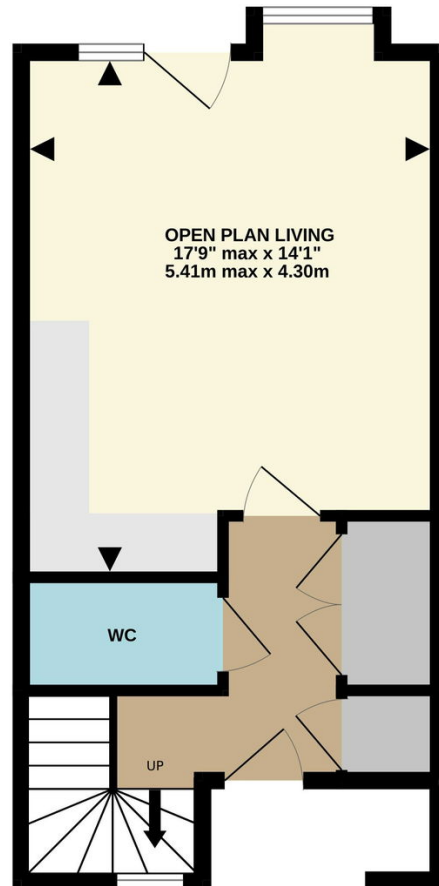
Stepping outside reveals an enclosed garden designed for ease of maintenance comprising a paved patio, artificial grass area and power point.

There is a designated parking place at the front with EV charging point and a pathway continues along the side of the house where there is a power point and outside tap. There is a further allocated parking space located just across the lane.

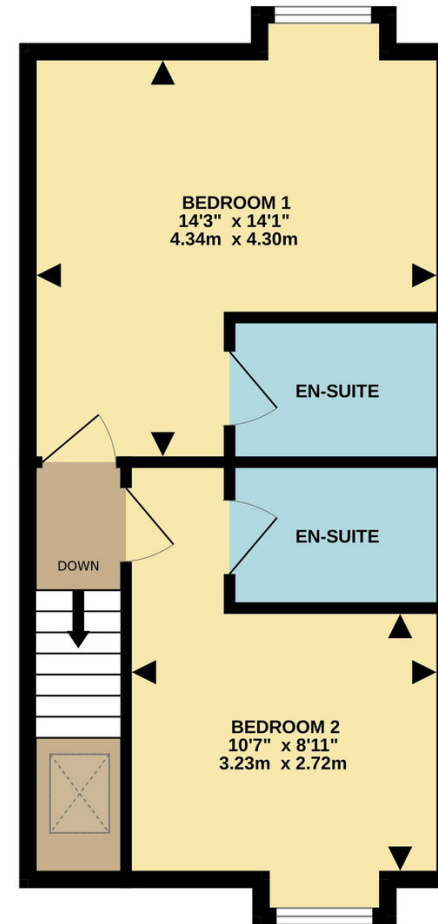
The property is delightfully located along a little-known lane frequented only by local residents and dog walkers who take advantage of the riverside walks into the countryside. The tucked away position belies the super-convenient setting and a brief stroll into the historic city centre only takes a few minutes, taking you passed 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 Ripon remains a popular choice for commuters who can take advantage of excellent road connections and regular bus services.





GROUND FLOOR



1ST 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.
Made with Metropix ©2025

01765 608203

SOLO PROPERTY MANAGEMENT LTD

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

EMAIL

Info@solopm.com

www.solopropertymanagement.com

