

RICHARDSON & SMITH

Chartered Surveyors

Estate Agents

Auctioneers

Valuers

23 HIGH TERRACE GLAISDALE, Nr WHITBY

Whitby approx. 10 miles



A DELIGHTFUL STONE TERRACED COTTAGE STANDING IN THE HEART OF GLAISDALE VILLAGE, OFFERING BEAUTIFUL 3 BEDROOM ACCOMMODATION WITH EXCELLENT VIEWS OVER THE ESK VALLEY – IDEAL FOR THE FIRST TIME BUYER, YOUNG FAMILY OR AS A HOLIDAY HOME

Accommodation:

Entrance Porch, Kitchen, Dining Room, Lounge, Conservatory

1st floor: Landing, 2 Bedrooms, Bathroom.

2nd Floor: Master Bedroom. Small Garden to Rear, Front Yard

OFFERS ON: £265,000

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PARTICULARS OF SALE

High Terrace is a row of imposing stone cottages running along the main road through Glaisdale village that was originally constructed for the benefit of the mining workers in the area. This Victorian terrace has proved increasingly popular over the years with young families, couples and second homers happily mixing together. Well-presented throughout, No 23 is spacious with generous galley kitchen, 2 reception rooms and 3 double bedrooms over 3 stories. This cottage has the added bonus of a large glazed porch to the front and a conservatory to the rear from which the beautiful views can be enjoyed.

Glaisdale is a popular village within the North York Moors National Park and has many amenities including a post office, butcher's shop, pub, primary school, railway station and village hall. Situated in the heart of the National Park, on the route of the Coast to Coast, Glaisdale is popular with walkers and residents alike.

From the street, steps descend into the paved yard, where the door opens into ...

Glazed Entrance Porch: With triplex roof and tiled floor providing excellent space to store and offload coats, boots etc.

Kitchen : Downlit, with light Oak style units and wall cabinets, laminated surface and tiled splash-backs. There is a 2 ½ bowl acrylic sink unit, space for fridge and freezer and plumbing for an automatic washing machine. There is integral oven with extractor over, tiled floor and uPVC window.



Dining Room : With a tiled floor, uPVC window facing into the porch, and radiator. A staircase leads to the first floor, under-stairs cupboard within which is the electric central heating boiler, and a doorway opens through to...

Lounge: With log burner set within stone surround, the lounge has glazed uPVC door opening out into the....

uPVC Conservatory: Looking over the rear garden and enjoying lovely views across the Esk Valley.



1st Floor



The staircase leads up from the Dining Room to a first floor landing with a window facing out to the front and panelled doors opening to...

Bedroom 2: With radiator and a uPVC window facing to the front and built-in wardrobe.

Bedroom 3: With radiator and uPVC window facing to the rear looking out across the valley.

Bathroom: Fitted with a modern white suite comprising a bath, separate shower cubicle, contemporary hand basin and low flush WC. An uPVC window faces to the rear and there is a pair of heated towel radiators.



2nd Floor

The staircase leads up from the first floor landing directly into ...

Master Bedroom: A spacious master bedroom with radiator and Velux roof lights and built-in storage.

Outside

To the rear of the house and conservatory is a small area of garden with wrought iron balustrade around a balcony and steps down to the lawn. At the front of the property is a paved yard, set down a short flight of steps from the pavement, again separated by a wrought iron balustrade.



GENERAL REMARKS AND STIPULATIONS

Viewing: Viewings by appointment. All interested parties should discuss this property, and in particular any specific issues that might affect their interest, with the agent's office prior to travelling or making an appointment to view this property.

Directions: From Richardson and Smith's offices head out of town towards Guisborough on the A171 moor road. Turn left where signposted for Glaisdale. Drive through the village past the shops and the cottage lies on your right, where marked by the Richardson and Smith 'For Sale' sign.

Tenure: Freehold

Services: Mains water, electricity and drainage.

Council Tax Banding: 'C' North Yorkshire Council. Tel 0300 1312131

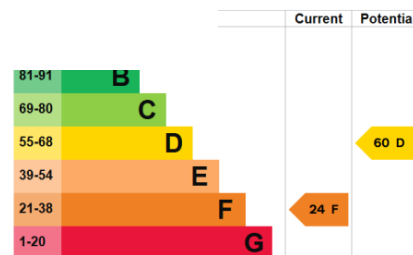
Postcode: YO21 2PN

Please Note – the vendors have access to a tin clad shed on the common by permission of Danby Court Leet.



IMPORTANT NOTICE

Richardson and Smith have prepared these particulars in good faith to give a fair overall view of the property based on their inspection and information provided by the vendors. Nothing in these particulars should be deemed to be a statement that the property is in good structural condition or that any services or equipment are in good working order as these have not been tested. Purchasers are advised to seek their own survey and legal advice.



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