



Chapel View, 13 West End, South Cave, Brough, East Yorkshire, HU15 2EX

STUNNING 5-BEDROOM PERIOD HOME IN PRIME VILLAGE LOCATION



This beautifully updated double-fronted period residence, over 200 years old, combines historic charm with contemporary living. Perfectly positioned in a sought-after village, it's just a short stroll to the local primary school and within easy reach of excellent amenities. With five double bedrooms, spacious reception areas, and a stylish open-plan kitchen, this home is ideal for family life.

From the Agent's Perspective

This property is a wonderful example of how historic charm can meet modern convenience. As soon as you step through the front door, you're greeted by a sense of space and light that's perfect for family living. The layout is thoughtfully designed, with three versatile reception rooms that can adapt to your needs, whether it's creating a cosy lounge, a dedicated playroom, or even a home office.

The real heart of this home is the open-plan kitchen and living space. It's not just a kitchen—it's a place where everyone can come together. The sleek, contemporary design is complemented by high-quality integrated appliances, making it as functional as it is stylish. Whether you're cooking a weekday dinner or entertaining friends, this space works beautifully. Upstairs, the five double bedrooms offer room for everyone to have their own space. Each room feels light and inviting, with plenty of storage options. The modernisation throughout the house means it's ready to move into without needing any work—ideal for a busy family.

The outdoor space is another standout feature. The enclosed rear garden offers both privacy and security, perfect for children to play or for hosting summer barbecues. The off-street parking is a real bonus, with space for multiple vehicles and a generously sized double garage that's practical for storage or even a home gym.





The location couldn't be better for family life. Being just a short walk to the local primary school makes the morning routine so much easier, and the village itself has a lovely sense of community. With two pubs, restaurants, shops, and a sports centre on your doorstep, you'll have everything you need close by. And for those who commute, the excellent road links via the A63 and M62 make travel simple and straightforward.

This home is the full package, offering a mix of character, comfort, and convenience that's hard to find. It's a fantastic opportunity for a family looking to settle into a vibrant village setting while enjoying a beautifully updated period property.

Location

The rural village of South Cave lies approximately twelve miles due west of Hull and approximately nine miles south west of the historic town of Beverley. Local shopping, schooling and sporting facilities can be found in the centre of the village and first class road connections are available. The A63 dual carriageway which links into the M62 motorway runs to the south of the village and the main line British Rail station at Brough lies approximately four miles to the south which provides a high speed train service to London Kings Cross.

Tenure

The tenure of the property is freehold.

Council Tax

Council Tax is payable to the East Riding of Yorkshire Council. From verbal enquiries we are advised that the property is shown in the Council Tax Property Bandings List in Valuation Band D.*

Fixtures & Fittings

Certain fixtures and fittings may be purchased with the property but may be subject to separate negotiation as to price.

Disclaimer

*The agent has not had sight of confirmation documents and therefore the buyer is advised to obtain verification from their solicitor or surveyor.

Viewings

Strictly by appointment with the sole agents.

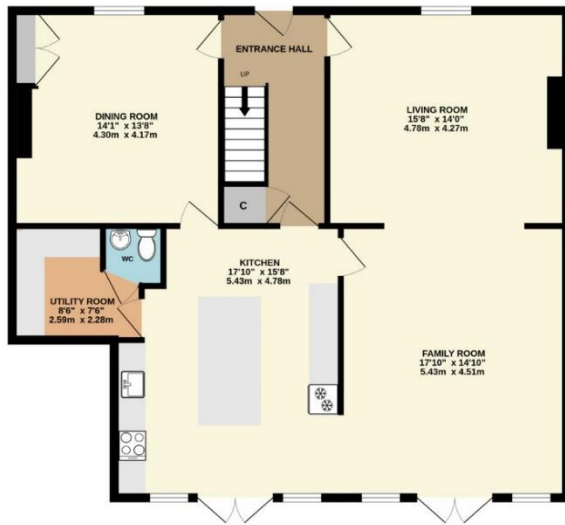
Mortgages

We will be pleased to offer expert advice regarding a mortgage for this property, details of which are available from our Fine and Country Office on 01482 420999.

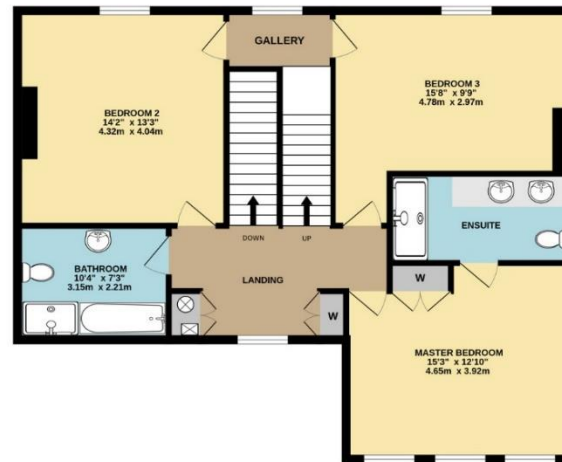
Your home is at risk if you do not keep up repayments on a mortgage or other loan secured on it.



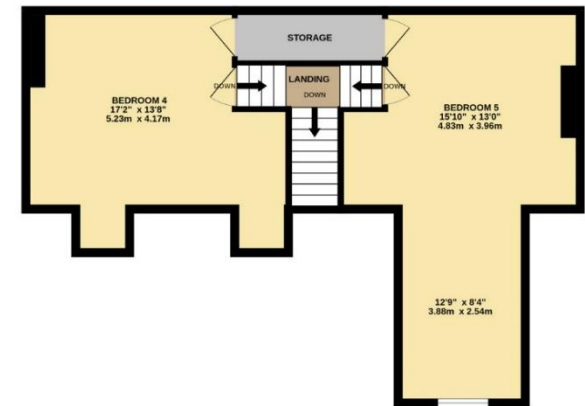
GROUND FLOOR
1082 sq.ft. (100.5 sq.m.) approx.



1ST FLOOR
892 sq.ft. (82.9 sq.m.) approx.



2ND FLOOR
590 sq.ft. (54.8 sq.m.) approx.



TOTAL FLOOR AREA : 2564 sq.ft. (238.2 sq.m.) approx.

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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To find out more or arrange a viewing please contact 01482 420999 or visit www.fineandcountry.com

