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40 Glebe Meadow, Sharow, Ripon, HG4 5BD

Guide Price £529,950

Property Images



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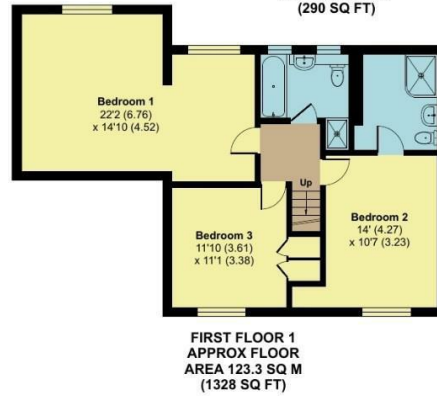
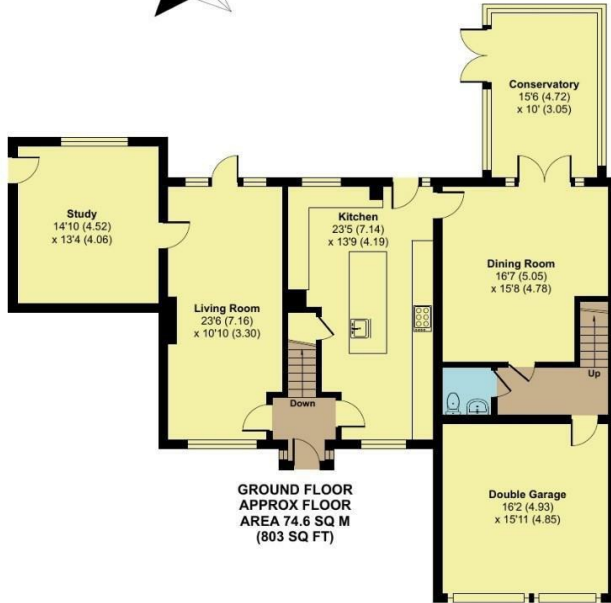


Floorplan

Glebe Meadow, Sharow, Ripon, HG4

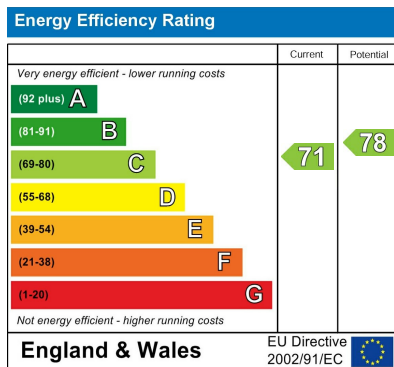
Approximate Area = 2421 sq ft / 224.9 sq m
 Limited Use Area(s) = 47 sq ft / 4.3 sq m
 Garage = 251 sq ft / 23.3 sq m
 Total = 2719 sq ft / 252.5 sq m
 For identification only - Not to scale

Denotes restricted head height



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2024. Produced for Hunters Property Group. REF: 1089524

EPC



Map



Details

Type: House - Link Detached Beds: 4 Bathrooms: 3 Receptions: 4 Tenure: Freehold

Summary

Welcome to this substantially extended four bedroom link detached property offering potentially flexible accommodation set over two floors ideally suited for growing families. The property boasts spacious and bright interiors, featuring a modern kitchen, lounge, study or possible ground floor bedroom, large dining room, conservatory, ground floor WC, and direct access to the double garage. Four bedrooms, two with en-suite facilities, house bathroom, a sizable enclosed rear and side garden with plenty of parking all set in this popular village location on the outskirts of the city.

On entrance you are welcomed to a stylish and practical modern kitchen with centre island. a good sized lounge with patio doors to the garden and to the side is a spacious second reception room which is currently used as a study but could double up as ground floor accommodation with direct access to the garden. There is also a very spacious dining room with access to both the conservatory and double garage with a ground floor WC and stairs to a double bedroom which has an en-suite WC (awaiting regularisation certification) . There are three further bedrooms one with an en-suite shower room and a further house bathroom.

The property has a fabulous rear enclosed garden offering the perfect space for entertaining with a timber framed pergola set on the extensive seating area, with gardens laid to lawn with established borders, greenhouse and two timber sheds and vegetable patch to the side. The outside space is a gardeners delight.

There is plenty of parking for multiple vehicles and the double garage provides security for your cars and personal belongings with ample storage space.

The property needs to be viewed internally to appreciate the extensive living space on offer (2700sqft) as well as the size of the plot on offer.

Features

• FOUR BEDROOM LINK DETACHED FAMILY HOME • FOUR RECEPTION ROOMS • MODERN FITTED KITCHEN • GROUND FLOOR WC • TWO BEDROOMS WITH ENSUITE FACILITES • HOUSE BATHROOM • SIZEABLE ENCLOSED REAR GARDEN • DOUBLE GARAGE AND DRIVEWAY • EXTENSIVELY EXTENDED LIVING ACCOMMODATION • LOVELY VILLAGE LOCATION ON OUTSKIRTS OF RIPON CITY