

HUNTERS[®]

HERE TO GET *you* THERE



The Flatts

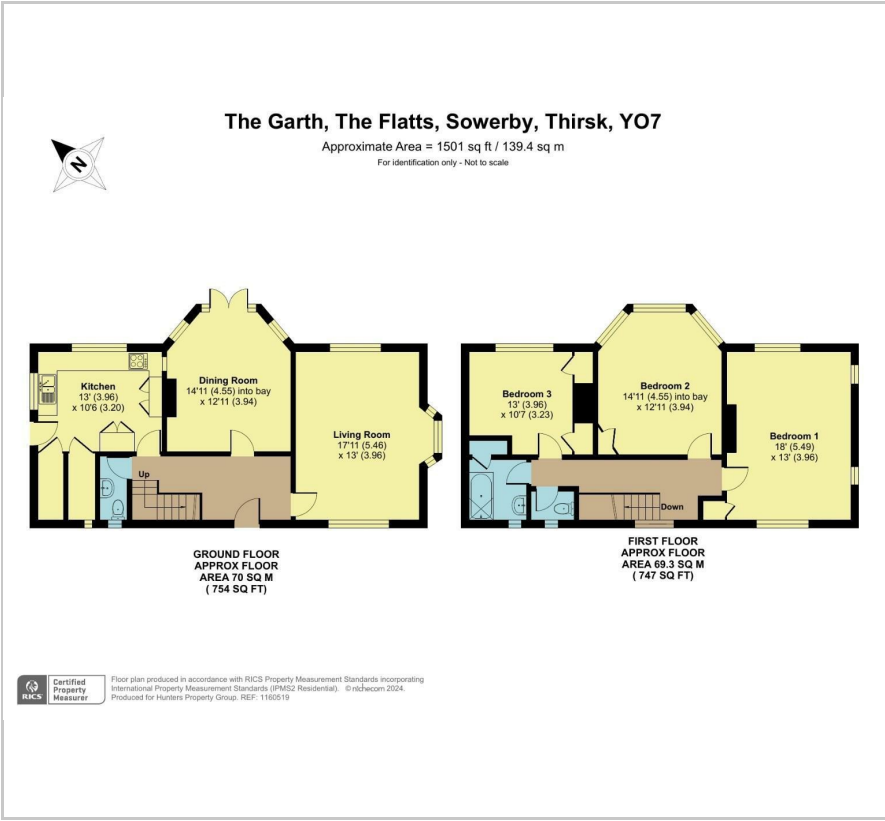
Sowerby, Thirsk, YO7 1LY

£1,400 Per Calendar Month

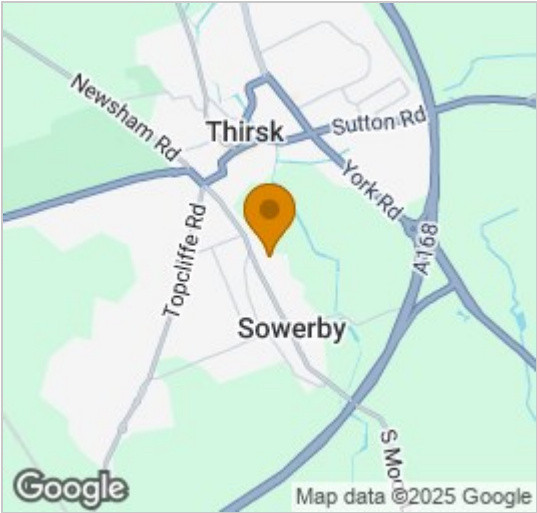
3 1 2 D

Council Tax: E

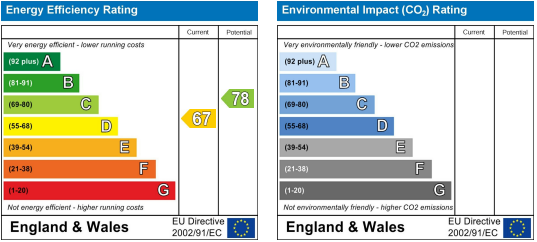
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact our Hunters Thirsk Lettings Office on 01845 440044 if you wish to arrange a viewing appointment for this property or require further information.

- RARE OPPORTUNITY
- DETACHED HOUSE
- PRIVATE LOCATION
- LARGE GARDENS
- THREE BED
- OUTLOOK TO SOWERBY FLATTS
- PERIOD PROPERTY



A much loved family property which has not been listed on the open market for many years. The property occupies an enviable private position backing directly onto the Sowerby Flatts. This substantial 1930's property has been well cared for and retains many original features. Briefly comprising; entrance hall with Parquet flooring, living room, dining room with French doors opening to the gardens, fitted kitchen with walk-in pantry and ground floor cloakroom. To first floor level is a bright galleried landing, three good sized double bedrooms, bathroom and separate WC. Externally the property has gardens to all sides, the substantial mature hedging providing a high degree of privacy. The garden is a mixture of flower beds, shrubs, gravelled and paved pathways and lawn. Standing in the garden is a wooden shed with light and power, the building is insulated and previously used as a home office. Viewings strictly by appointment only.

MATERIAL INFORMATION

- Tenure:**
- Lease Years Remaining:**
- Annual Ground Rent:**
- Review Period:**
- Review Increase:**
- Service Charge:**
- Shared Ownership:**
- Ownership Share:**

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.