

EMSLEY  MAVOR
ESTATE AGENTS

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Thirsk Road

, Easingwold, YO61 3HJ

Asking Price £650,000



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STYLE – Impressive Detached Bungalow
HIGHLIGHTS – Restored & Updated, Versatile Living, Superb Gardens
THREE WORDS – Unique, Character, Stylish

Overview

Rostrevor stands proud enjoying an enviable plot within close proximity to Easingwold Market Place. It is a charming blend of "Art Deco" and elegant style.

This is a rare opportunity to purchase an impressive 1930's detached home peppered with original features and stylish touches, also boasting a superb sun filled garden. The current owners have sympathetically restored and updated this property creating a tasteful tranquil home. They have utilised most of the space for their own living requirements, creating a large Master bedroom and second guest bedroom, however there is potential for a third/fourth bedroom.

The décor is a nod to the era, revived by William Morris wall coverings and smart Parquet flooring. The living is versatile with two large reception rooms, breakfast kitchen with bifolds, utility, Master bedroom and contemporary bathroom. The first floor has a further double bedroom, there is also scope to rejig the ground floor to create a further bedroom.

The gardens are meticulous, split into lawned areas, vegetable plot and decking. With potting shed, summerhouse and pond. There is a useful garage, carport and oodles of off-street parking.

What's not to love!

Step Inside

Open your front door into a super vestibule, handy for hanging coats and shoes. The inner door is the original, with glazed windows either side allowing natural light to flood through. Head to the left into the first reception room, this spacious lounge with its substantial art deco inspired fireplace exudes a calming radiance and is the perfect spot for relaxing! With three windows overlooking the front it is wonderfully light. The second reception is adjacent, with an informal vibe it would make a great snug/family room. Here there is an oak staircase that leads to the first floor.

The kitchen is perfectly placed at the rear with the bifolds effortlessly connecting to the vast garden, bringing the outside in. The kitchen is sleek with navy coloured base and wall mounted cupboards and drawers which perfectly complements the granite worktops. The Aga is smart, plus there is a Bosch 2 ring ceramic hob, microwave/oven, fridge and dishwasher. The original fitted cupboard is additional handy storage, and with room for a table and comfy sofa makes this space super sociable.

The utility has plumbing for a washing machine and houses the boiler.

The Master bedroom has super fitted wardrobes leaving plenty of room for a king size. The bathroom is contemporary with free standing bath and separate shower making it ideal for the morning rush or a leisurely soak!

Upstairs

The loft has been converted providing a light, bright and airy double bedroom with lovely views through the velux windows. There is also additional storage in the roof space.





Gardens

The gardens are simply superb and have been meticulously nurtured and cared for! From the Bifolds you step on to a decked terrace, the ideal spot for alfresco dining with friends and family or relaxing with a G&T. This leads on to a gravelled area and lawned garden encompassed by mature hedging. The shaped borders have an array of flowering plants and perennials.

The summer house is perfectly placed to stop for a cuppa whilst tending to the vegetable garden. Here there are raised beds ready for planting along with various fruit trees and potting shed.

To the side is a single garage/workshop with power and electric roller door and covered carport.

The front has been landscaped with a plethora of flowering plants and shrubs. The driveway provides space for numerous cars and a camper van, it is accessed via timber gates.

Services

Gas Central Heating, Fully Double Glazed, Mains Drainage

Agents Note - Works Carried Out:

New Kitchen and gas fired Aga plus Bosch 2 ring ceramic hob, Bosch microwave/oven, Bosch integrated fridge and Smeg dishwasher 400mm wide.

New bathroom in 2011.

New gas condensing boiler with pressurised hot water system in 2011.

New windows and doors throughout. All double glazed. Oak to the rear with bifolds, UPVC to the front. Velux windows to roof.

Loft converted to provide large bedroom via oak staircase.

3kw inset wood burner to main reception.

Front garden landscaped.

New garage built with remote door.

Tenure

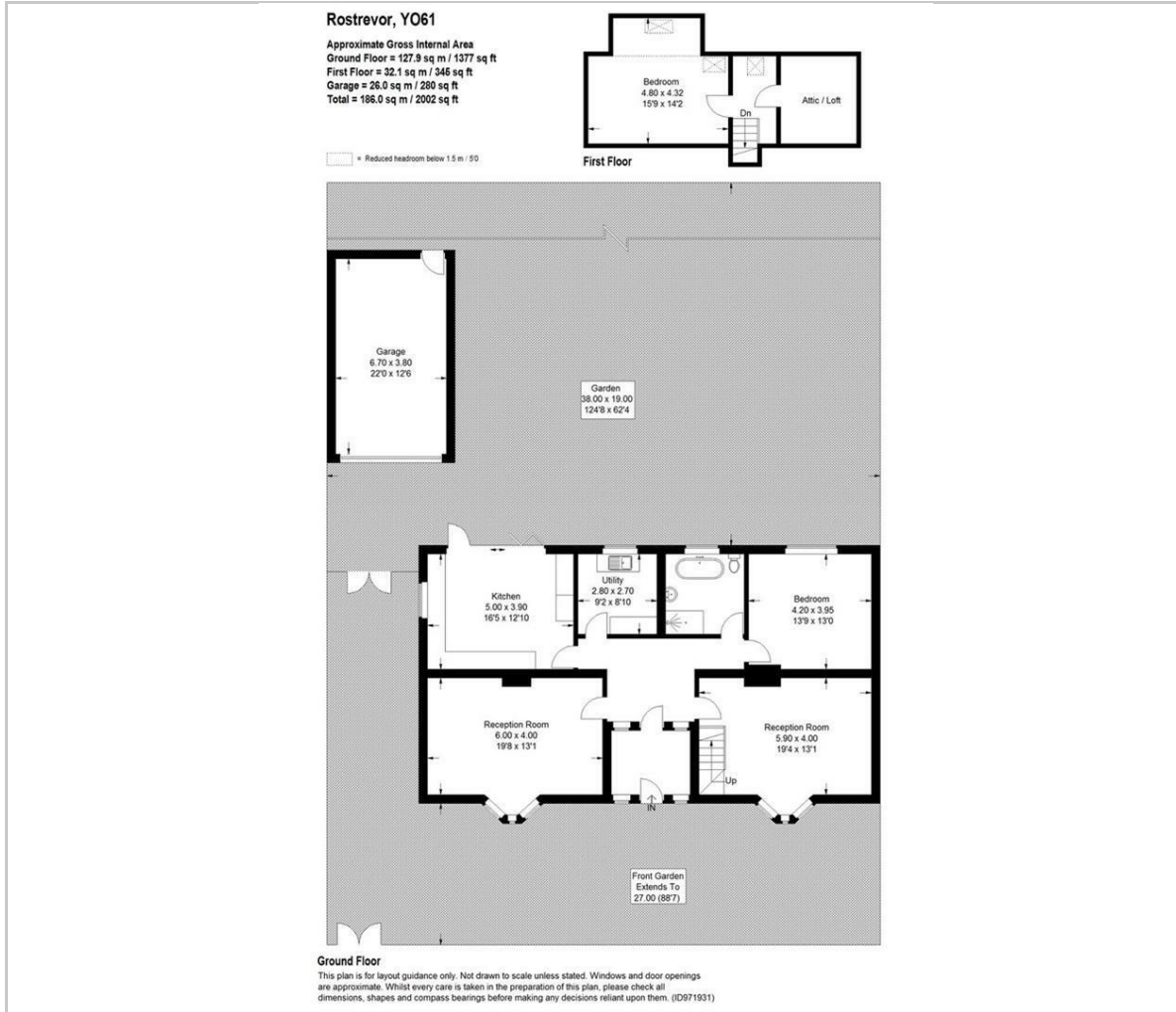
Freehold

Council Tax Band

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Floor Plan



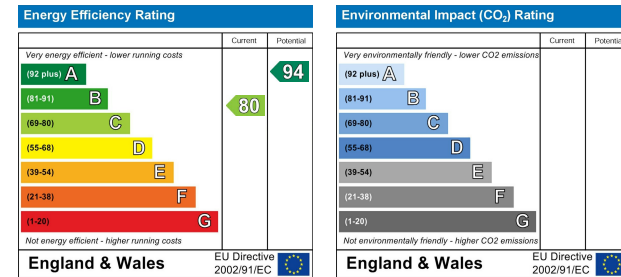
Viewing

Please contact our Emsley Mavor Estate Agents Office on 01347823579 if you wish to arrange a viewing appointment for this property or require further information.

Area Map



Energy Efficiency Graph



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1 Tollbooth Building Market Place, Easingwold, North Yorkshire, YO61 3AB
 Tel: 01347823579 Email: info@emsleymavor.co.uk <http://emsleymavor.co.uk>