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ESTATE AGENTS

...your home is where our heart is



Uppleby

Easingwold, York, YO61 3BQ

Price Guide £219,000



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STYLE - Charming Period Property

HIGHLIGHTS - Beautiful Location along Tree-Lined Uppleby Close to all Amenities

THREE WORDS - Location, Location, Location!

Victorian Charm Meets Modern Comforts

Charming Period Terrace in Easingwold

Step into a delightful blend of period charm and modern convenience with this attractive terraced property, ideally located close to the bustling market place of Easingwold. Boasting a wealth of character features, this home is perfect for those seeking a slice of history with all the comforts of modern living.

Victorian Period Features:

- High ceilings
- Original doors
- Picture rails
- Period fireplaces
- Sash windows
- Tiled flooring

Updated by Current Owners

- New boiler with 5-year warranty
- New, unused electric shower
- Ridge tiles on the roof reset 2023
- Chimney repointed 2023
- Power supply to the larger shed
- EPC rating improved from D with new boiler and loft insulation





Ground Floor

The large sitting room welcomes you with a bay front window that allows natural light to flood the space. The feature fireplace with a cast iron stove adds a cosy touch, perfect for those chilly evenings. The room opens seamlessly into the dining kitchen, which is equipped with a single drainer stainless steel sink, a range of fitted base units and drawers with wood effect shaker style doors beneath wood block effect laminate worktops, and matching wall units. The Flavel electric cooker and Hotpoint washer are included, and the quarry tiled floor adds a rustic charm. Additional features include a central heating radiator, an understairs cupboard, cupboards to alcoves, a part glazed external rear door, and a pantry.

First Floor

The master bedroom overlooks the pretty, tree-lined Uppleby and features a period fireplace and a walk-in cupboard. The second bedroom also boasts a fireplace and a built-in cupboard. The bathroom/WC is fitted with a panelled bath with a Mira Sport shower, a hand basin, a low flush WC, part-tiled walls, a central heating radiator, and an extractor fan.

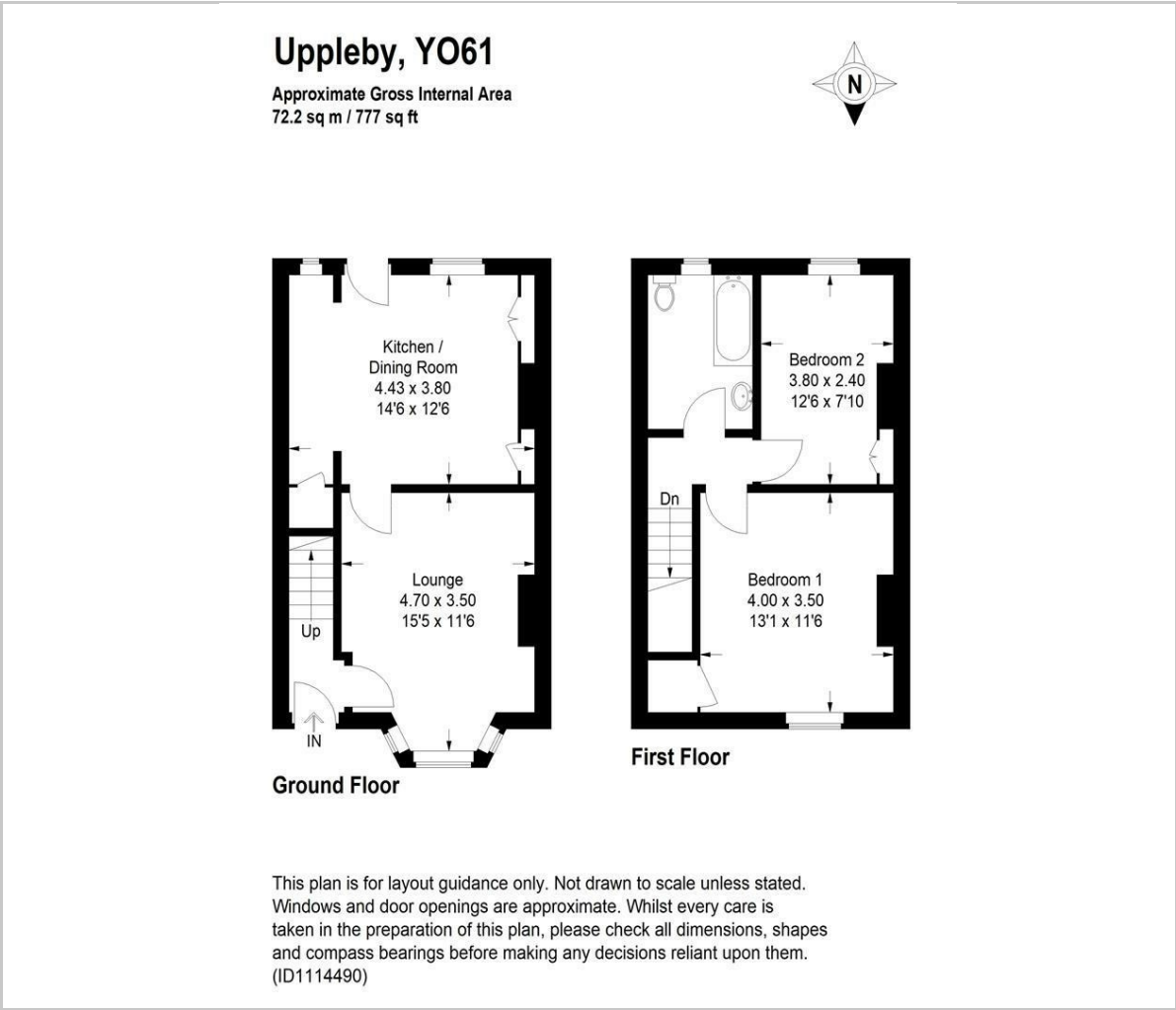
Outside

The rear shared lawned garden is a tranquil space, complemented by a domestic brick outbuilding for additional storage.

This charming period terrace offers a unique opportunity to enjoy the best of both worlds—historical elegance and modern amenities. Don't miss out on making this delightful property your new home. Contact Emsley Mavor Estate Agents on 01347 823579 to arrange a viewing.



Floor Plan



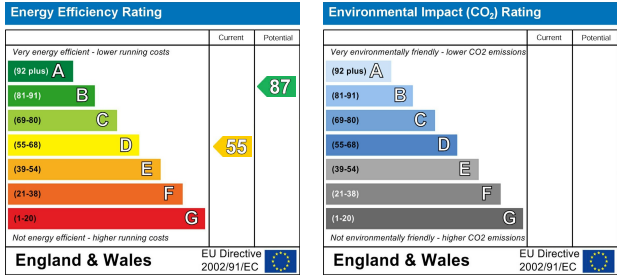
Viewing

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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