



Thirsk Road

Easingwold, York, YO61 3HJ

Guide Price £750,000



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STYLE - Individual Detached Family Home Set on Half an Acre

HIGHLIGHTS - Generous Living, 2285 sq ft, Four Doubles, Two Bathrooms, Large Gardens
THREE WORDS - Versatile. Spacious. Private.

Enchanting Family Home with Expansive Garden

Welcome to 1 St Johns Meadow, Thirsk Road, Easingwold, YO61 – an individually designed family home nestled in a private setting on a large plot, just over half an acre boasting a super generous garden. This much-loved home, cherished by the same owners since it was built, offers an impressive 2,285 sq ft of living space, perfect for both sociable gatherings and intimate family moments.

Step inside to discover an effortless flow throughout the home, with large windows that flood the rooms with natural light and offer delightful garden views. The exposed brick and ceiling beams add a touch of rustic charm, creating a warm and inviting atmosphere.

The open-plan dining and sitting room is the heart of the home, featuring double doors that can be closed for a more intimate setting. A feature fireplace with an open fire adds a cosy touch, and a door leads directly to the garden, seamlessly blending indoor and outdoor living. A snug or home office provides a versatile space for work or relaxation.

The breakfast kitchen is a chef's delight, complete with a granite work surface, Belfast sink, and ample space for a table and chairs. Glazed doors and windows overlook the sun terrace and garden, making it a perfect spot for morning coffee or casual meals. A cloakroom and utility room with access to the double





garage add to the home's practicality.

Upstairs, the master bedroom offers built-in wardrobes and lovely garden views, along with an ensuite bathroom. Three further double bedrooms provide ample space for family and guests. The family bathroom is well-appointed with a built-in bath and separate shower cubicle.

Outside, the house is set on a superb plot, enhanced by an additional area of garden purchased by the owners. Mature hedging ensures privacy, while mature perennials, flowering plants, shrubs, and fruit trees create a gardener's paradise and a playground for little ones. A summer house offers a tranquil retreat.

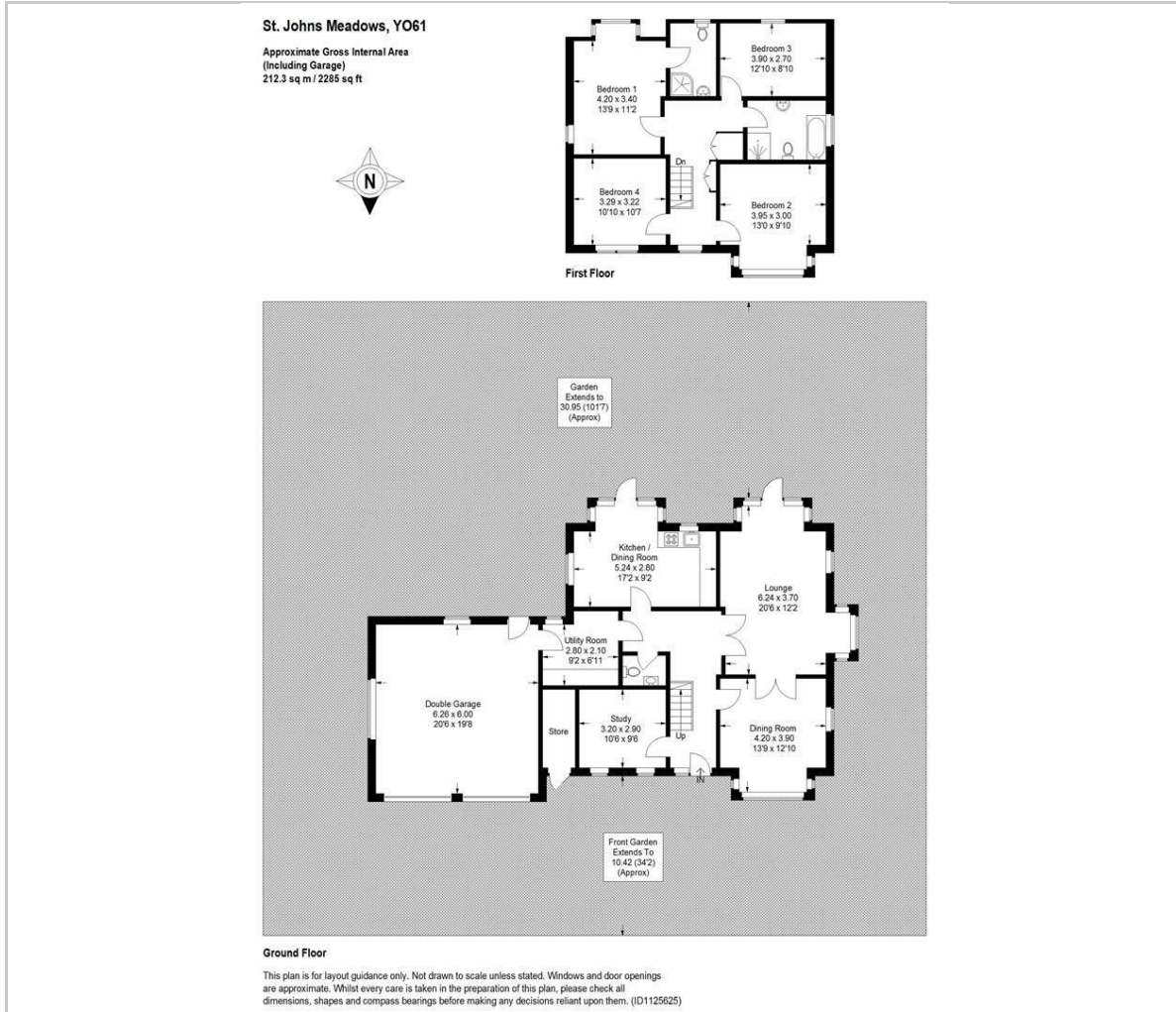
The double garage provides space in the rafters for additional storage, and there is plenty of parking for numerous cars and even a camper van.

Services include gas central heating, double glazing, and underfloor heating. With no onward chain, this enchanting family home is ready for its next chapter.

Don't miss the opportunity to make 1 St Johns Meadow your forever home. Contact Emsley Mavor Estate Agents on 01347823579 to arrange a viewing.



Floor Plan



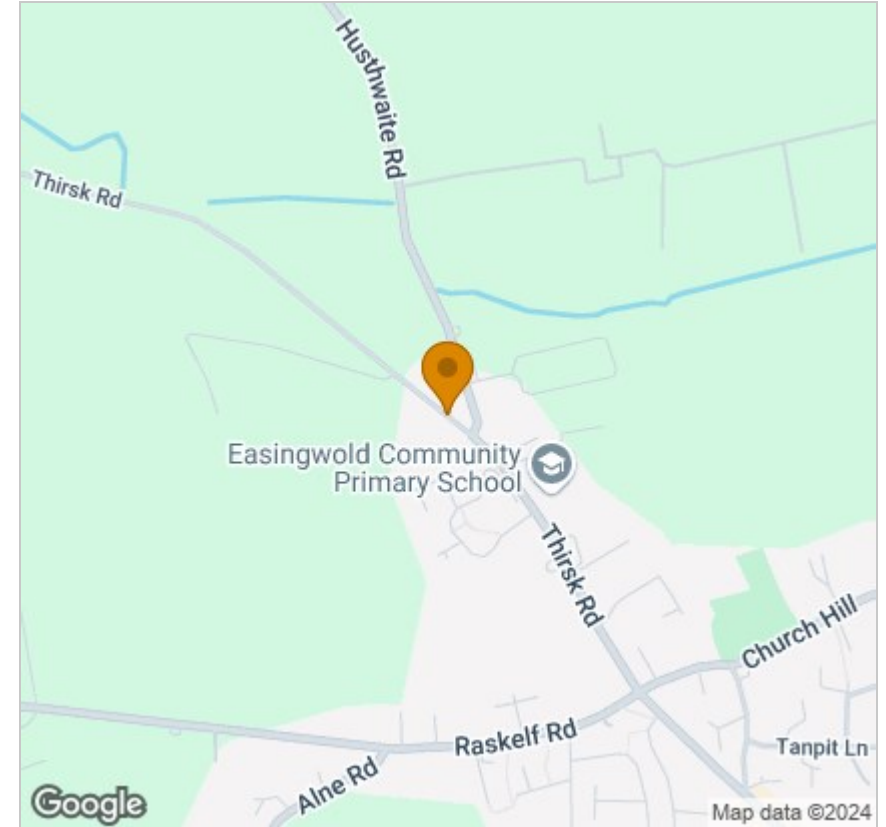
Viewing

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.

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Area Map



Energy Efficiency Graph

