



01947 601301

## CEDAR LODGE, EGTON

5 BED DETACHED HOUSE



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## PROPERTY FEATURES

- Detached Family Home with Gardens & 5 Acres
- 1960's Property with Open Living & Large Glazing
- 2 Reception Rooms & Modern Breakfast Kitchen
- 5 Bedrooms & 4 Bathrooms, including 2 En-Suites
- Annexe ideal for Multi-Generational Living
- Landscaped Gardens with Mature Trees & Shrubs
- Double Garage/Workshop & Graveled Driveway
- Private Setting close to Village Amenities

Type: **DETACHED HOUSE**

Availability: **FOR SALE**

Bedrooms: **5**

Bathrooms: **4**

Reception Rooms: **3**

Parking: **DOUBLE GARAGE, DRIVEWAY**

Outside Space: **GARDEN, LAND**

Tenure: **FREEHOLD**

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CEDAR LODGE, EGTON- 5 bed Detached House -£895,000





Hope & Braim are delighted to present Cedar Lodge in Egton to the market. Nestled amongst mature trees and landscaped gardens is this detached family home that has light-filled living and nearly six acres of land in the heart of the North York Moors. The property was built in the late 1960's and updated recently to provide spacious and modern living with flexibility to suit a family with a need for multi-generational accommodation or potential income from a holiday let. The grounds afford this home privacy with no visible neighbours whilst being just a short walk from a well-served village that has a couple of Pubs and a GP Surgery. The property has over 3,500 sq ft comprising generous reception rooms and numerous bedrooms and bathrooms all benefitting from having modern fixtures & fittings, oil central heating, double-glazing and solar panels. There is a double-height entrance hall that gives a sense of space on entering this home which leads to a formal dining room that doubles as a playroom with a pool table. The second reception room is the larger lounge that has large windows that flood the room with natural light and glazed doors lead through to the garden room that links the interiors to the gardens. The east wing houses the breakfast kitchen that has an electric AGA, fitted cabinets with granite worktops and an island. Adjoining the kitchen is a useful utility room that also acts as an internal link to the annexe that comprises an open plan lounge/diner, a bedroom and a bathroom. Upstairs there are a further four bedrooms and three bathrooms, including a principal suite that has an ensuite bathroom and a balcony with views over the gardens. Outside a sweeping driveway provides ample parking plus there is a double garage/workshop.



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# Cedar Lodge, Egton, Whitby, YO21 1TT



All measurements are approximated for display purposes only and should be independently verified  
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
A		
B		
C		
D		
E		
F		
G		
Less energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

