



Thornridge, Ingleton
£300,000



Thornridge

Ingleton

An appealing semi-detached property pleasantly located on the outskirts of Ingleton, a thriving Yorkshire Dales village located between the market town of Kirkby Lonsdale, Settle and Hawes. The village offers many amenities including a range of independent shops including the award-winning & renowned sourdough bakery 'Seasons', cafes, a community centre with Tourist Information, post office and library; primary school, church, doctor's surgery, climbing wall and swimming pool. Ingleton's features include a historic viaduct, the famous Ingleton Waterfalls Trail, and about a mile away is White Scar Caves. Nestled in a stunning countryside location, this charming 2-bedroom semi-detached bungalow presents an idyllic retreat. Step inside to discover a cosy living area featuring a wood-burning stove, perfect for creating a warm ambience on crisp evenings. The kitchen boasts integrated appliances, while the two double bedrooms offer comfortable living, with the main bedroom equipped with fitted wardrobes for added convenience. The allure of the property extends to a delightful conservatory providing seamless access to the well-maintained landscaped garden - a sanctuary of lush greenery. A contemporary bathroom with a three-piece suite completes the indoor space, ensuring modern comfort and style. Outside, the property impresses with its beautiful landscaped gardens adorning both the front and rear. Lush lawns, paved patio seating areas, established trees and hedges create a serene outdoor oasis perfect for relaxation and entertaining. Privacy is assured by the thoughtful landscaping, which also features a greenhouse with vegetable patches offering the potential for green-fingered pursuits. In addition, an outbuilding attached to the detached garage provides further storage options. Ample driveway parking and a detached garage further enhance the practicality and desirability of this abode, ensuring convenience for residents and guests alike.

- Semi-detached bungalow
- Wood burning stove in living area
- Kitchen with integrated appliances
- Two double bedrooms with the main bedroom having fitted wardrobes
- Conservatory with garden access
- Contemporary bathroom with a three piece suite
- Well-maintained landscaped garden
- Ample driveway parking and a detached garage with ample storage
- Stunning countryside location
- Easy access to local amenities

IDENTIFICATION CHECKS

Should a purchaser(s) have an offer accepted on a property marketed by THW Estate Agents they will need to undertake an identification check. This is done to meet our obligation under Anti Money Laundering Regulations (AML) and is a legal requirement. We use a specialist third party service to verify your identity. The cost of these checks is £43.20 inc. VAT per buyer, which is paid in advance, when an offer is agreed and prior to a sales memorandum being issued. This charge is non-refundable.

EPC RATING D

SERVICES

Mains electric, LPG gas, mains water, mains drainage

COUNCIL TAX:BAND D

TENURE:FREEHOLD

DIRECTIONS

Follow the A65 from Kirkby Lonsdale towards Ingleton, carry on through Cowan Bridge and just before Ingleton take the left onto Far Westhouse. Follow the road to find Thornridge on the right.

WHAT3WORDS:///fewer.flagging.owls





GROUND FLOOR

ENTRANCE HALL

9' 11" x 9' 4" (3.03m x 2.84m)

SITTING ROOM

16' 5" x 13' 2" (5.00m x 4.02m)

KITCHEN

12' 0" x 8' 6" (3.66m x 2.59m)

Sunroom

19' 3" x 9' 2" (5.86m x 2.79m)

BEDROOM

12' 10" x 10' 11" (3.90m x 3.34m)

BEDROOM

9' 11" x 8' 10" (3.01m x 2.70m)

BATHROOM

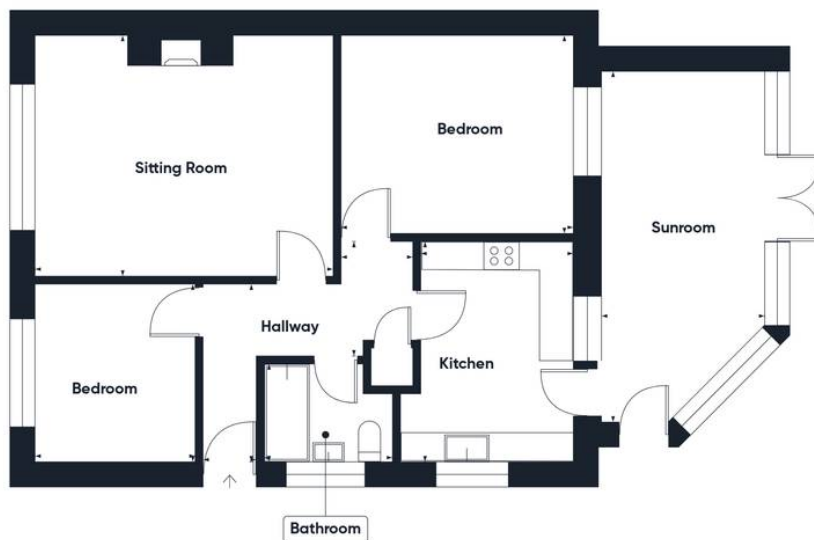
6' 11" x 5' 6" (2.12m x 1.68m)



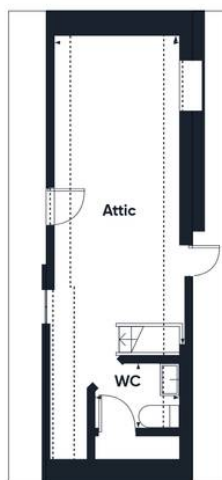








Ground Floor



Floor 1



Approximate total area⁽¹⁾

995 ft²

92.4 m²

Reduced headroom

43 ft²

4 m²

(1) Excluding balconies and terraces

Reduced headroom

..... Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360

THW Estate Agents

29 Main Street, Kirkby Lonsdale - LA6 2AH

015242 71999 • kirkby@thwestestateagents.co.uk • www.thwestestateagents.co.uk

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