



BECKSIDE HOUSE

Catterick Village, Richmond, North Yorkshire, DL10 7NE



GSC GRAYS

PROPERTY • ESTATES • LAND

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BECKSIDE HOUSE IS AN ATTRACTIVE PERIOD PROPERTY OCCUPYING A PRIME POSITION, OVERLOOKING THE VILLAGE GREEN AND TUNSTALL BECK WHICH RUNS THROUGH THE CENTRE OF THIS ACCESSIBLE VILLAGE. THIS SUPERB FAMILY HOME HAS SPACIOUS ACCOMMODATION THROUGHOUT, WITH SEVERAL RECEPTION ROOMS, SIX BEDROOMS, AS WELL AS BEAUTIFUL WALLED GARDENS, INCLUDING A SECRET GARDEN, GARAGE AND PARKING. THE OLDEST PART OF THE PROPERTY WE BELIEVE DATES BACK OVER 300 YEARS AND AS A RESULT, THERE IS AN ABUNDANCE OF CHARACTER FEATURES THROUGHOUT, INCLUDING SASH WINDOWS WITH WINDOW SEATS, SPINDLE STAIRCASE, CHARACTERFUL DOORS AND FIREPLACES, EXPOSED TIMBER FLOORBOARDS AND BEAMS TO NAME A FEW

Accommodation

Dining Kitchen • Drawing Room • Sitting Room • Dining Room
Laundry Room • Six Bedrooms • Three Bathrooms • Garden Room

Externally

Substantial Formal Walled Garden • Separate Vegetable Garden with Timber Shed, Greenhouse and Workshop • Front Lawned Garden • Garage • Parking



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Tel: 01423 590500

Chester-le-Street
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Colburn
Tel: 01748 897610

Hamsterley
Tel: 01388 487000

Lambton Estate
Tel: 0191 385 2435

Stokesley
Tel: 01642 710742



Situation

Beckside House is situated in the heart of the village, which is well located with excellent transport links being within a mile or so of the A1(M) access points. A popular village well served by local facilities including primary school, local store, health centre, public houses and a vehicle service station. There is a sports ground used for cricket and football. Secondary education is available in nearby Richmond and private educational opportunities including Aysgarth, Queen Mary's and Barnard Castle are all within reasonable proximity. A range of independent and national retailers, leisure facilities, restaurants and pubs can be found in the nearby towns of Richmond, Bedale, Darlington and Northallerton.

Catterick Village is particularly well placed for those looking for a tranquil setting but with good commuting facilities, with East Coast mainline railway stations in Northallerton and Darlington and airports at Durham Tees Valley, Newcastle and Leeds Bradford. Northallerton 13 miles, Darlington 16 miles, Harrogate 37 miles, York 47 miles, Leeds 52 miles, Newcastle 50 miles.

Ground Floor Accommodation

The entrance porch has a dual aspect and a traditional door which leads into a spacious entrance hall, with a spindle staircase to the first floor, stone flooring, a sash window overlooking the front garden and beck with a window seat, doors to the kitchen, drawing room, sitting room and a cloakroom with coat hanging space, WC and basin.

The dining kitchen has a good range of units with navy frontage and solid wooden work surfaces, a Range cooker, space for white goods, a sink and a matching island. There is ample space for a dining table, doors into the garden room and utility, a log burning stove with brick surround and stone flooring. There is access to a tanked cellar from the kitchen, with a trap door, light and power. The drawing room is a substantial room with a dual aspect and bay window, with a door leading out to the main rear patio, exposed wooden flooring, a log burning stove with traditional surround and coving detail.



The sitting room has a dual aspect, door to the rear garden, as well as characterful features including exposed timber flooring, sash window with seat, cast iron fireplace and picture rail. The dining room is accessed from the sitting room and is a spacious and airy room, which has vaulted ceiling, various alcoves, a dual aspect and timber flooring. This is a versatile space which could equally suit a variety of uses such as studio or home office. The laundry room also provides pedestrian access to the garage.

The garden room has a triple aspect over the beautiful walled gardens and stone flooring. There is also a utility which houses the boiler and provides access to the rear garden.

First Floor Accommodation

There is a spacious landing with exposed timber floor boards, a staircase to the second floor, access to four bedrooms and two bathrooms. The principal bedroom is a particularly spacious room with a dual aspect, fitted wardrobes and timber floorboards, as well as a bay window overlooking the walled rear garden.

The second is a substantial double with a cast iron feature fireplace and a dual aspect and there are two additional double bedrooms with windows overlooking the rear garden, both benefiting from cast iron fireplaces. The main bathroom has a separate shower and bath with a sash window and wash hand basin. There is also a separate WC and an additional bathroom with panelled bath, WC and wash hand basin. In addition, there is also a large storeroom.

Second Floor Accommodation

The second floor landing provides access to two further double bedrooms, both of which benefit from stunning views over the village and towards the church, with vaulted ceilings and a private shower room to this floor, with a step-in shower, basin and Velux window.





Externally

The property is approached by a paved pathway with stone pillars to either side of the entrance, hedged boundaries and a beautifully maintained lawned garden with a variety of well stocked flower beds and borders and a historic well situated, in the corner of the front garden.

The main walled garden is situated to the rear of the property, with various stone paved patio seating areas, ideal for alfresco dining and entertaining. There is also an ornamental pond which can be seen from the drawing room and garden room, a separate side garden with a smaller, additional pond, an abundance of flower beds and borders, housing a variety of mature shrubs and planting. Steps lead to a lawned area and a pathway with Pergola leads to the “secret garden”.

The secret garden is situated to the side, accessed through a gate and is a superb area which is currently set out as a vegetable garden, with raised beds and a variety of fruit trees and soft fruit bushes, as well as timber shed, greenhouse and summer house/workshop. To the side of the property there is a parking space and access to the garage.

Services and Other Information

The property is served by gas fired central heating, mains electric, water and drainage connected.

Tenure

The property is believed to be freehold with vacant possession on completion.

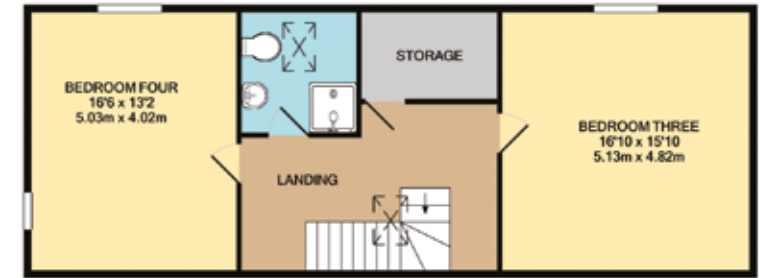
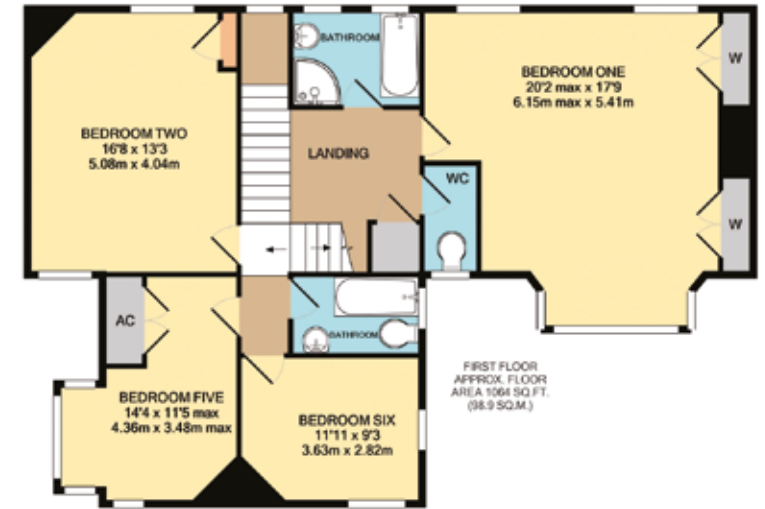
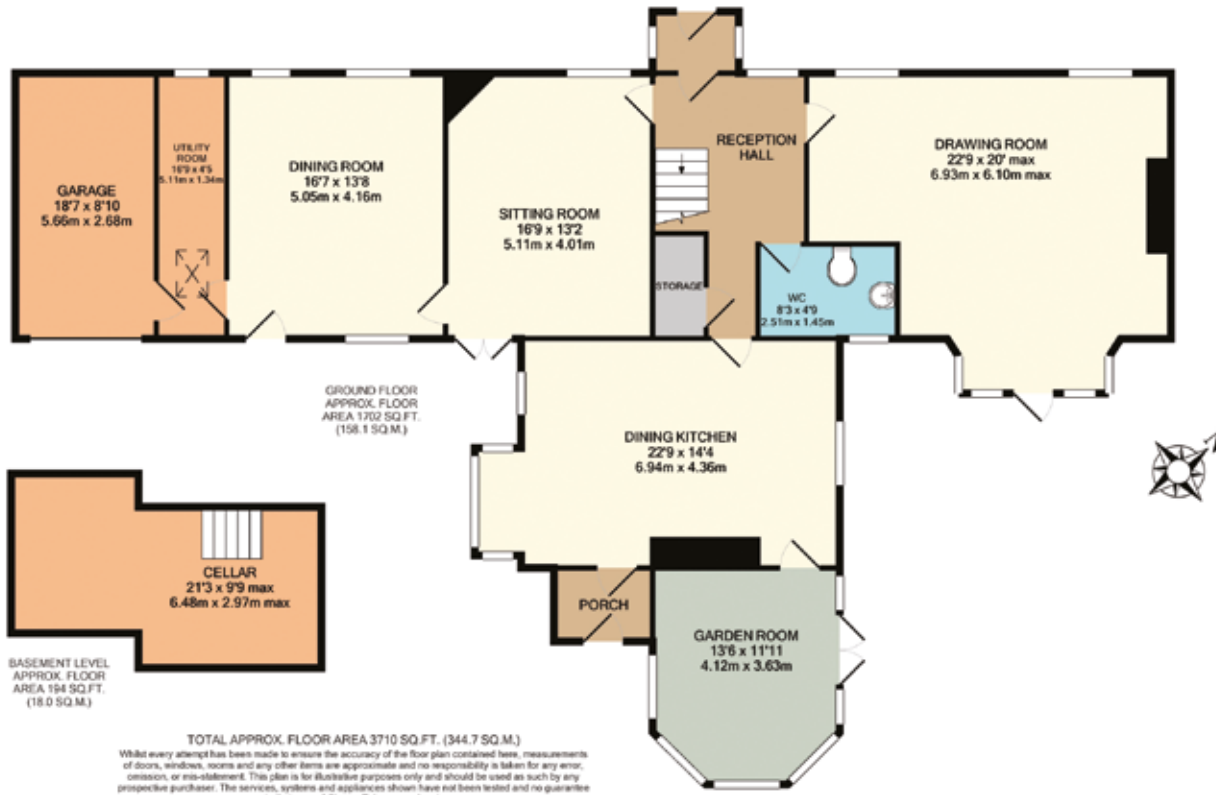
Local Authority and Council Tax Band

North Yorkshire Council. Tel 0300 131 2131

The property is banded F.

Viewings

By arrangement with the agents GSC Grays 01969 600120.



TOTAL APPROX. FLOOR AREA 3710 SQ.FT. (344.7 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Energy Efficiency Rating

| | Current | Potential |
|---|---------|-----------|
| Very energy efficient - lower running costs | | |
| (92 plus) A | | |
| (81-91) B | | 80 |
| (69-80) C | | |
| (55-68) D | 59 | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| Not energy efficient - higher running costs | | |

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Particulars written: April 2023
Photographs taken: March 2023