



Greenfields, Ulleskelf, Tadcaster, LS24 9FU

- FOUR BEDROOM DETACHED HOME
- HISTORIC VILLAGE LOCATION
- WELL-SIZED KITCHEN
- OFF STREET PARKING
- BEAUTIFUL GARDEN
- EPC RATING- C/ COUNCIL TAX BAND E

Asking Price £450,000



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DESCRIPTION

HUNTERS WETHERBY ARE PROUD TO PRESENT THIS STUNNING FOUR BEDROOM DETACHED HOUSE IN THE SOUGHT AFTER LOCATION OF ULLESKELF!

On entering this stunning property you are greeted with a bright hallway which provides access to all the rooms which feature on the ground floor. The property offers a spacious lounge with a bay window which floods the room with natural light. The study/ playroom also benefits from a bay window bringing focal points to the room.

Entering the kitchen/ dining area you are welcomed by an open and airy space looking out onto the rear garden through the gorgeous bifold doors which creates the feel of indoor outdoor living. The modern yet convenient kitchen has a range of wall and base units and integral appliances including fridge freezer, dishwasher, gas hob and electric oven. The utility room off the kitchen includes extra storage space and plumbing for washing machine.

To the first floor are four well sized bedrooms. The master bedroom is a spacious room with a gorgeous en-suite including a walk in shower cube, vanity unit, heated towel rail and low level w/c. The three further bedrooms are well sized and bedroom two and three with the windows to the rear of the property both look out onto the natural countryside.

Finishing the first floor of the property is the modern house bathroom featuring half tiled walls, panal bath with shower over, pedestal wash hand basin, low level w/c and heated towel rail.

To the front of the property is a tarmac driveway providing off street for multiple cars and detached garage with an up and over door, in a block of two.

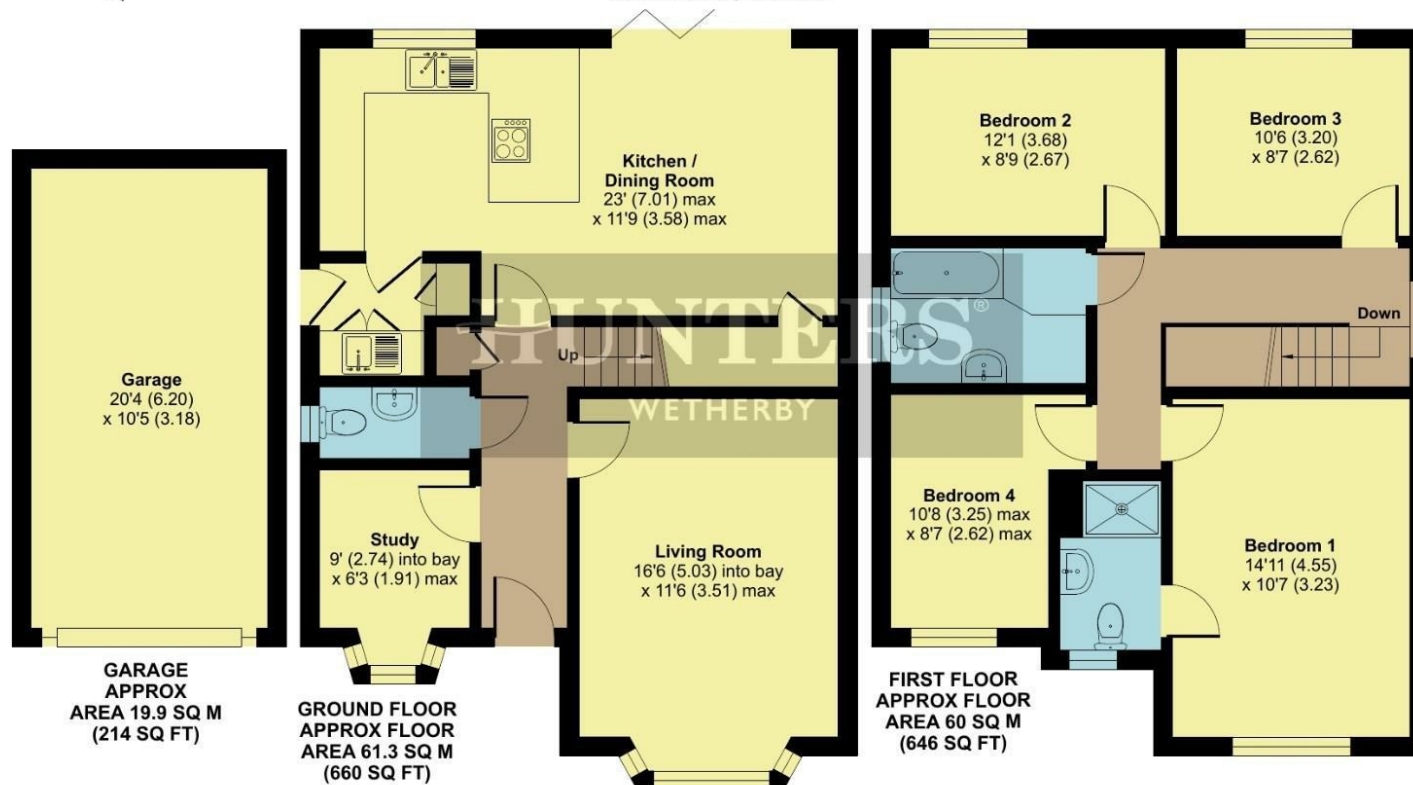
To the rear of the property is a paved patio area, composite decking, hedge boundaries and is laid mainly to lawn, perfect for these upcoming summer months to entertain family and friends. There is also gate access to the side of the property.

Ulleskelf is an historic village situated in the Selby District of North Yorkshire, some four miles from the market town of Tadcaster and convenient for the A64 and A1(M). It is situated near the confluence of the river Wharfe and Ouse, a riverside stretch that has long been recognised as a favoured spot for fishermen and was once served by a ferry. Ulleskelf has a range of amenities including a post office, general store, garage, church, village hall and sports fields. The railway station in the village has regular train services to York, Sheffield, Hull and Leeds. There are school bus services to Church Fenton with its primary school and Tadcaster with its secondary school the renowned Tadcaster Grammar School.





For identification only - Not to scale



 **Certified
Property
Measurer**

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2024.
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The Property Ombudsman

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