



Skeugh House, Mill Lane, Stillington, York YO61 1NQ

Stephensons

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EST. 1871



A beautifully presented and versatile country home set in around 5.25 acres, situated within a mile of the popular village of Stillington and just under 10 miles of north of York providing over 3,120 sq ft (290 sq m) of living accommodation complemented by extensive parking, around 2 acres of private woodland and "ready to ride" equestrian facilities that include a versatile 1,281 sq ft (119 sq m) outbuilding with 2 stables and an adjoining 2.5 acre paddock.

Viewings via Easingwold Office 01347 821145



Situated just under a mile outside the picturesque village of Stillington, Skeugh House is a fabulous 4 bedroom detached former farmhouse with origins dating back as far the late 1800's.

A spacious reception hall with underfloor heating and a shower room with wc leads off into a spacious study/5th bedroom with paddock views, 24'8" (7.51m) long formal dining room, impressive dual aspect drawing room with wood burning stove, further underfloor heating and double doors opening out onto a secluded seating area.

The stunning 31'7" (9.62m) long bespoke dining kitchen was designed and installed by Winchmore Studio of Easingwold in 2020 to provide generous storage and expansive granite and oak worktops, complemented by a substantial quartz topped central island and dining bar, window seats, larder cupboard, boiling hot water tap, refrigerated drawers and freestanding appliance space with doors leading off into a generous utility/boot room and a delightful sitting room with feature fireplace and views across the south facing front garden









The first landing leads off into a principal bedroom with an adjoining dressing room, breakfast balcony with views towards the Howardian Hills and en-suite shower room, guest bedroom with a second en-suite shower room, 2 further double bedrooms and a luxurious house bathroom appointed in 2023.

Other internal features of note include an oil fired central heating system, double glazing and solar panels on a fixed tariff until 2036 estimated by the current owner to be providing an income in excess of £2,000 per year.



A 0.4 of a mile long single track (shared with the neighbouring Skeugh Farm and adjacent landowner) leads down to Skeugh House's private driveway which provides extensive parking and access into a versatile 1,281 sq ft (119 sq m) outbuilding, currently configured to provide 2 stables, tack and plant rooms plus a large double garage/workshop with remote control roller door.

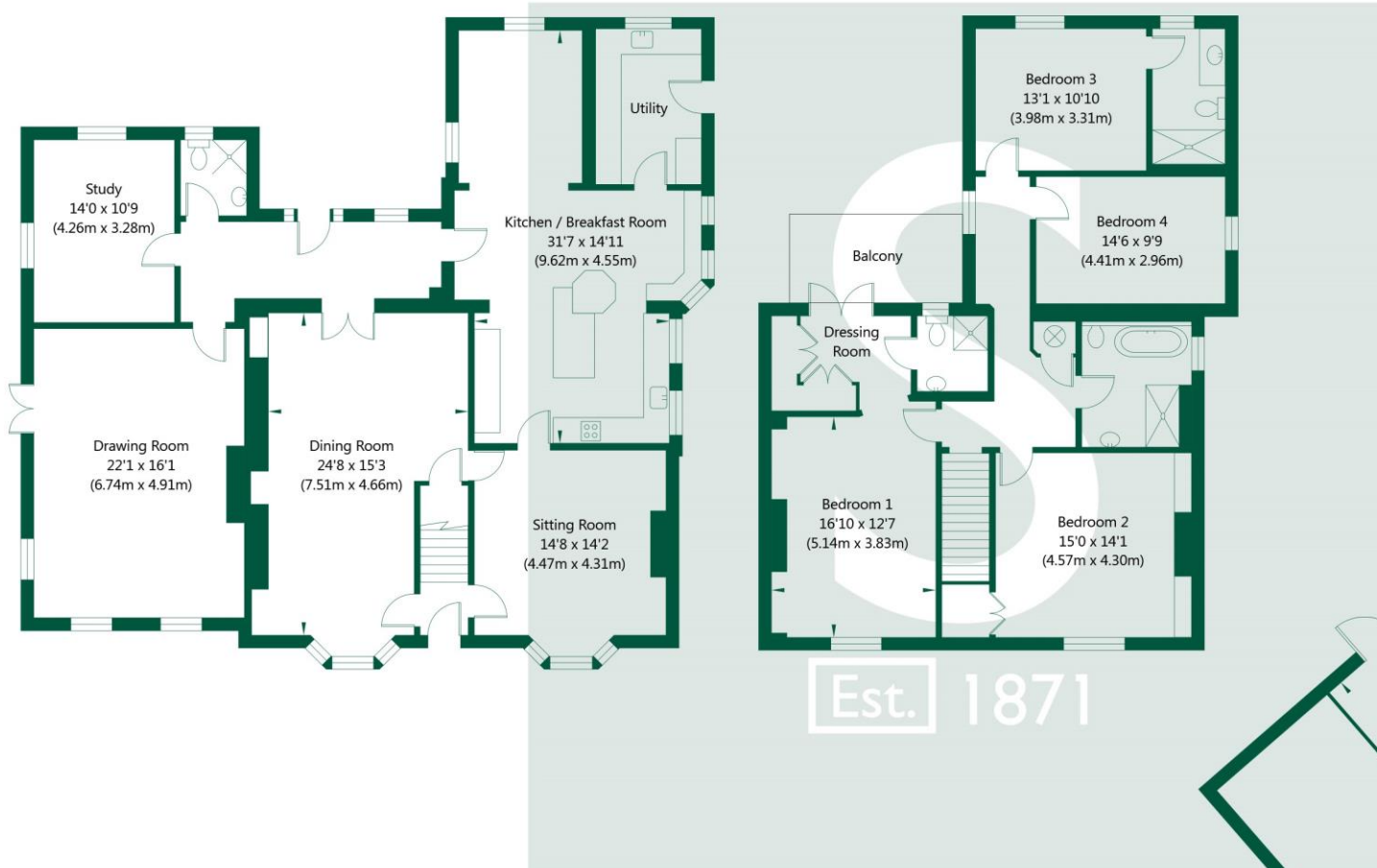
The adjoining grass paddock extends to around 2.5 acres and formal gardens and grounds extend to around 0.8 of an acre and include paved seating terraces, lawns, kitchen garden, orchard and access into around 1.80 acres of idyllic woodland bordered by the banks of the River Foss. Originally planted with native hardwoods in 1992, the woodland is a quite remarkable haven of tranquillity and the River Foss on the southern boundary is an absolute treat and yes, we can confirm the sighting of at least one kingfisher while we were preparing these particulars.



# Mill Lane, Stillington, York, YO61 1NQ

Ground Floor  
GROSS INTERNAL FLOOR AREA  
APPROX. 1915 SQ FT / 177.95 SQ M

First Floor  
GROSS INTERNAL FLOOR AREA  
APPROX. 1206 SQ FT / 112.08 SQ M



Outbuildings  
GROSS INTERNAL FLOOR AREA  
APPROX. 1281 SQ FT / 119.02 SQ M



NOT TO SCALE - FOR ILLUSTRATIVE PURPOSES ONLY

APPROXIMATE GROSS INTERNAL FLOOR AREA 4402 SQ FT / 409.05 SQ M

All measurements and fixtures including doors and windows are approximate and should be independently verified.

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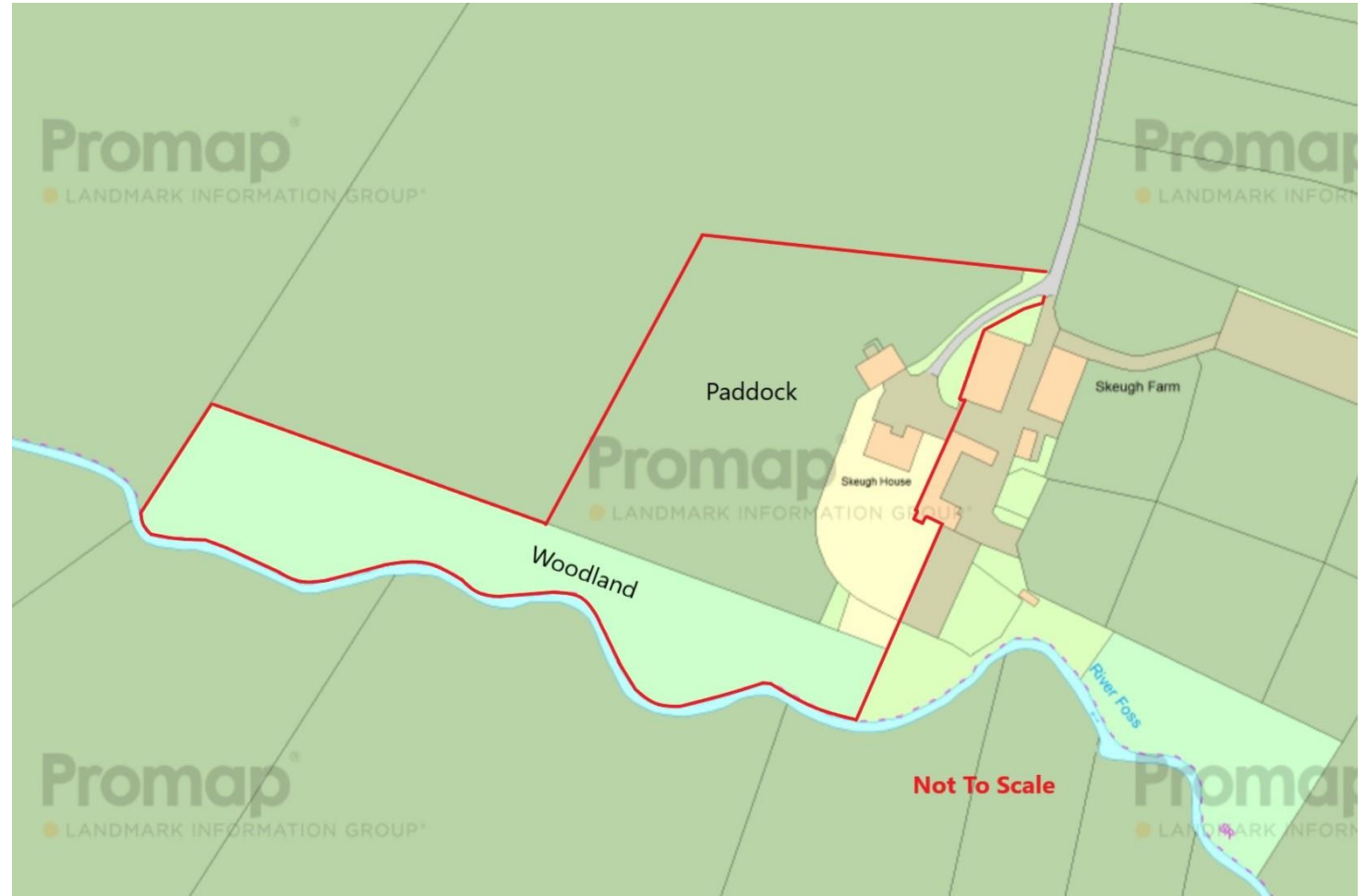
Score	Energy rating	Current	Potential
92+	A		
81-91	B		89 B
69-80	C	69 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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### Services

We have been informed by the Vendor that the property benefits from mains water and electricity with drainage by way of a private triple chamber septic tank.

### Directions

Leaving Stillington in the direction of Farlington, continue for approx. a mile before turning right where Skeugh House will be at the end of the single track on the right hand side.

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