



Main Street, Bilbrough, York £1,150,000

A beautifully appointed detached family residence, set within tranquil, yet good sized gardens, with lovely views over surrounding countryside.



Set in stunning and private gardens, this lovely residence provides over 3300 square feet of internal living space across its two storeys, and makes a quite stunning family home with far reaching views. The current vendors have beautifully modernised, remodelled and upgraded over their 10 year tenure and proudly present this wonderful home.

Beautifully secluded from the main street, steps lead down from a gravel driveway into the porch before opening into an incredible entrance with expansive double-height glazing providing excellent natural light and a seamless visual connection to the beautiful views of the garden and open countryside.

The interior layout is versatile, designed with careful consideration for everyday living. From the light-filled entrance hall with a sliding glass door, the living space flows into a mix of open-plan and traditional reception rooms providing lots of flexibility.



At the rear of the house you will find a bespoke and redesigned family kitchen with French doors opening to the garden. The space is ideal for entertaining or family activities with interconnecting double doors leading to a spacious principle reception room, which also features glass doors to the side garden terrace. The kitchen truly is the heart of this home with a stunning two tone, framed kitchen with feature central island with Quartz work surfaces, Villeroy and Boch Belfast sink and space for an Aga, along with built in fridge, freezer, dishwasher and wine cooler.

A cosy snug/study includes a wood-burning stove with characterful exposed brick wall and can be found to the front of the ground floor running alongside a well positioned Utility/Boot Room which benefits a range of modern storage units, sink and bespoke cabinetry with space for a washing machine and tumble dryer.



On the first floor, there are five fantastically proportioned bedrooms, three of them having en-suite facilities. The principal bedroom boasts a triple aspect and presents a perfect dressing area and large en suite. Furthermore, found off the bright and airy landing is a good sized family bathroom comprising of, a large sunken bath and separate shower cubicle with tiled grey splashback, low flush W.C, ceramic sink and heated towel rail.



The landscaped gardens are integral to the house's overall experience, with feature Yew Tree, shrubs, and hedging providing excellent privacy and seclusion. Numerous terraces and secluded seating offer natural areas for outdoor dining at different times of the day, with well manicured lawns, hidden paths and stunning far reaching views makes for a truly wonderful outdoor living experience. A detached double garage is situated just to the left of the property with ample off street parking being accessed of a private driveway.

Bilbrough is located 6 miles southwest of York, surrounded by rolling agricultural land. The village is home to The Three Hares public house, a parish church, and a village hall. It offers easy access to the A64 and A1, providing excellent transport links to the rest of Yorkshire and beyond. The City of York, with its railway station offering trains to London King's Cross in 1 hour 50 minutes, also boasts excellent schooling options including St Peters School, Bootham, and The Mount along with Tadcaster Grammar School nearby.

Tenure: Freehold

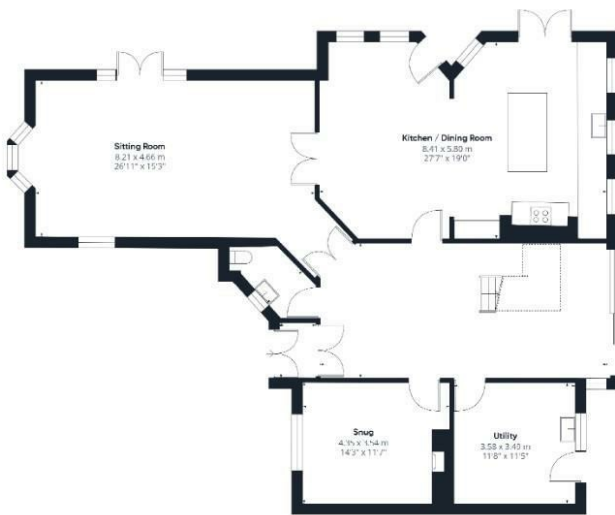
Services: All mains services connected

EPC Rating: TBC

Council Tax: G - Selby Council

Viewings: Strictly via the selling agent 01904 625533





Ground Floor



First Floor



Garage Space

S

Est. 1871

NOT TO SCALE – FOR ILLUSTRATIVE PURPOSES ONLY

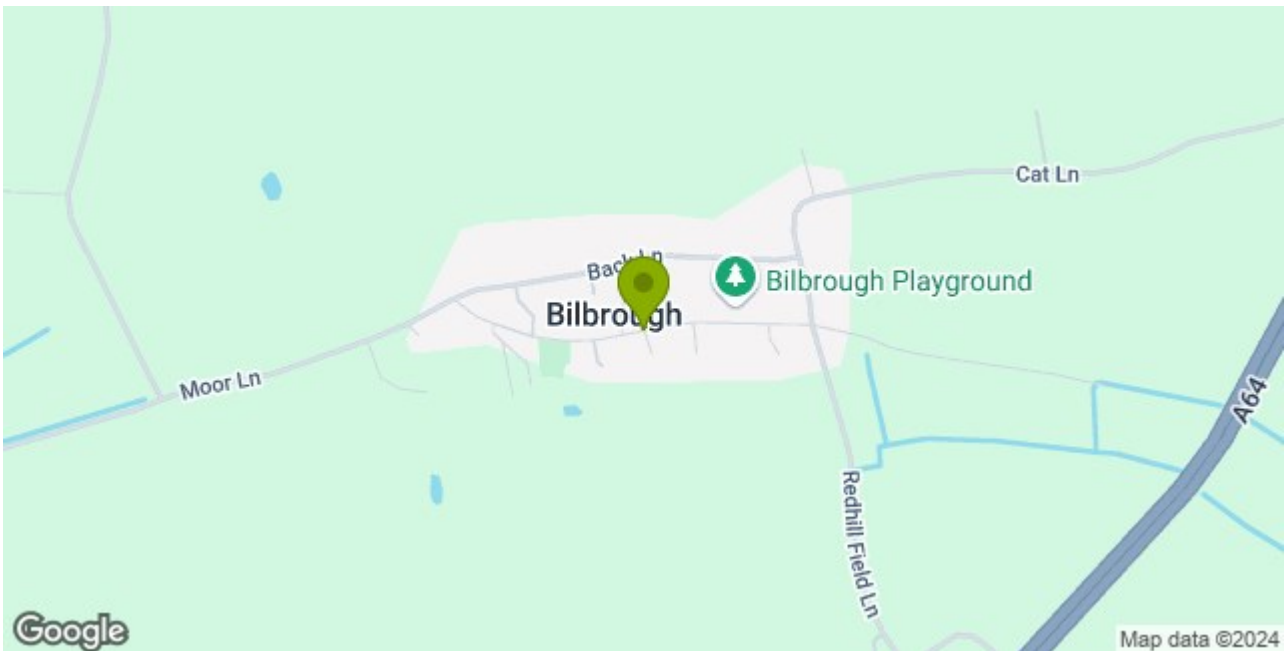
Gross Internal Floor Area: Approx. 3384.5 SQ FT / 314.4 SQ M – (Excluding Garage)
 Ground Floor Area: Approx. 1708.5 SQ FT / 158.7 SQ M First Floor Area: Approx. 1676 SQ FT / 155.7 SQ M

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

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