



## The Barn, Reeth

Offers in the Region of £375,000

Located close to the centre of the highly regarded and very popular upper dales village of Reeth, The Barn is a most impressive conversion which has been finished to a particularly high standard throughout. To the ground floor there is an open plan kitchen, dining and living space with multi fuel stove and a shower room, whilst to the first floor are two double bedrooms and a well appointed bathroom. Externally, the property has parking and a lawned garden with breathtaking views of open countryside and Fremington Edge. Offered to the market CHAIN FREE, it will be of interest to a range of buyers and an early inspection is strongly recommended!

21 Market Place, Richmond, North Yorkshire, DL10 4QG

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## **Open Plan Kitchen:**

Accessed via a part glazed timber stable door, the kitchen has vaulted ceilings and comprises a range of quality wall and base units with complimenting countertops. The kitchen is fully integrated with a dishwasher, washing machine, fridge freezer, electric oven and grill, electric hob, an electric hob with an extractor fan over and a stainless steel sink with drainer.



The floor is finished with stone flagged flooring, and there is a radiator and windows to the front and side of the property. A feature stone arch leads through to the living area.



## **Dining Area & Living Space:**

Following on from the kitchen through the stone archway, the open plan dining and living space is flooded with light and benefits from outstanding views due to the large windows to the rear and side of the property.



With ample space for family dining and space to relax in front of the multi fuel stove, there are three radiators, a TV point and doors to the side and rear of the property.



## **Shower Room:**

Well appointed and fully tiled, the shower room comprises a cubicle with a main fed shower, a sink, a WC, an extractor fan, a radiator and a window to the side of the property.





There is useful built in storage on the stairs to the first floor.

### **Bedroom 1:**

A dual aspect double bedroom with windows to the rear and side of the property, a vaulted ceiling with exposed trusses and a radiator.



### **Bedroom 2:**

A second dual aspect double bedroom with windows to the rear and side of the property, a vaulted ceiling with exposed trusses and a radiator.



### **Bathroom:**

A well appointed bathroom, including a concealed cistern WC, a sink unit with storage, a panelled bath with a Mira electric shower over, an extractor fan and a heated towel rail.



### **External**

The property forms part of a quiet development set in open countryside and with far reaching views. There is a gravelled parking area and a small lawned garden with stunning views.

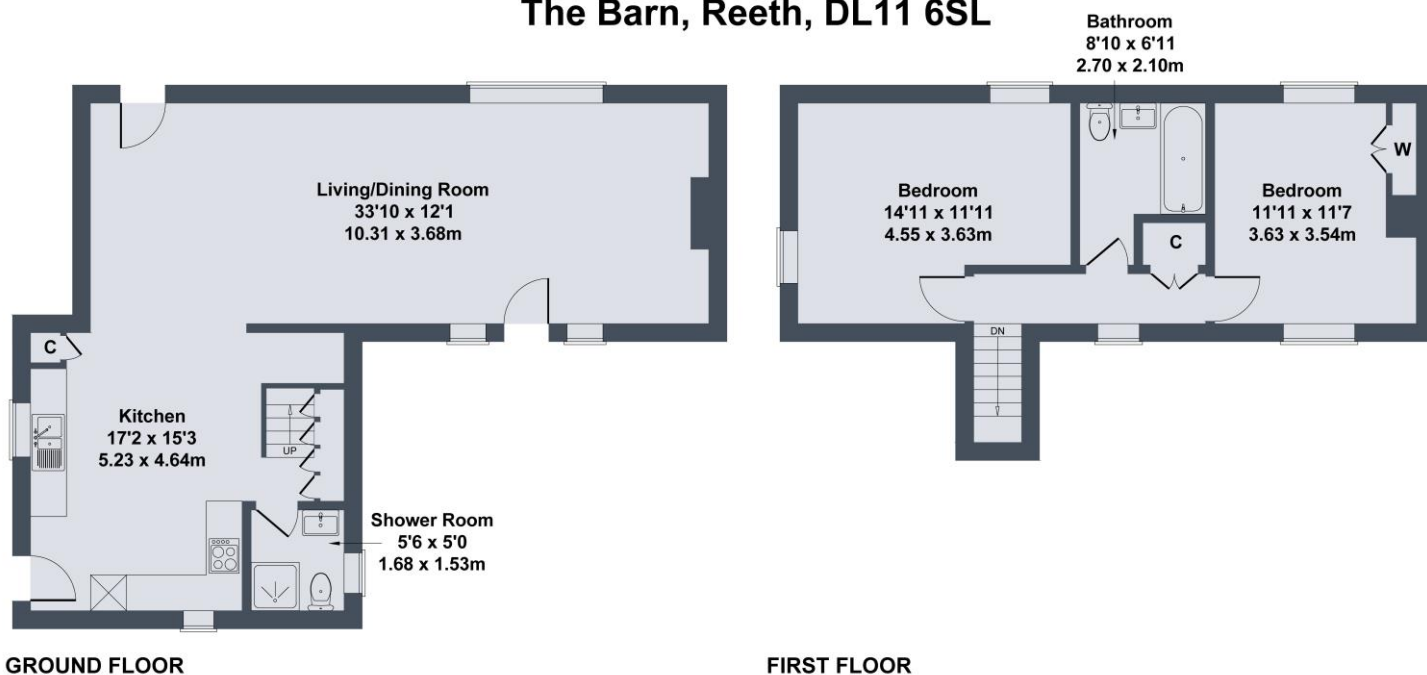


### **Additional Information**

The postcode is DL11 6SL. The Worcester Bosch oil fired central heating boiler is located in the kitchen.



**The Barn, Reeth, DL11 6SL**



**SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY**

All measurements walls, doors, windows, fittings and appliances, their sizes and locations, are approximate only. They cannot be regarded as being a representation by the seller, nor their agent.

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