



26 High Street, Gilling West

Offers in the Region of £275,000

Sitting in the centre of the highly regarded and conveniently positioned Village of Gilling West, this mid terraced Grade II Listed period Cottage is beautifully presented throughout and makes a lovely home. To the ground floor is a living room, a dining room and a kitchen, whilst to the first floor are two double bedrooms, the master bedroom with ensuite facilities and a shower room. Externally to the rear is a private walled cottage garden, whilst to the front is on street parking. An early inspection is strongly recommended!

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

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Entrance Hallway:

Accessed via a timber door, the entrance hallway has flagged flooring and a door to the rear garden. The neighbouring property has access for bins.

Living Room:

A characterful room with beamed ceilings, a stone surround fireplace, a sliding sash window to the front of the property, a TV point and wall lighting. There is a useful understairs storage cupboard and an electric radiator.



Inner Hall:

With stairs to the first floor, an electric radiator, a door to the dining room and a window overlooking the rear garden.

Dining Room:

With ample space for a table, the dining room has a window overlooking the rear garden, beamed ceilings and an electric radiator. An archway leads to the kitchen.



Kitchen:

Fully modernised and comprising a range of wall and base units with complimenting countertops. Integrated is a fridge freezer, an eye level electric oven, a dishwasher, a washing machine, an induction hob with an extractor over, a composite sink and a wine cooler. The kitchen is light and bright with windows to the side and rear and a stable door leading to the rear garden.



First Floor Landing:

With loft access.

Bedroom 1:

A double bedroom with a sliding sash window to the front of the property, a feature fireplace, built in wardrobes and an electric radiator.



Ensuite:

A three piece suite, comprising a panelled bath with mixer taps and a shower attachment, a wc, a pedestal wash hand basin, an extractor fan, a heated towel rail, underfloor heating and a window to the front of the property.



Bedroom 2:

A second double bedroom, with an electric radiator and a window to the rear.



Shower Room/WC:

Comprising a walk in shower cubicle with a mains fed dual headed shower, a wc, a wash hand basin, an extractor fan, a shaver point, a heated towel rail, underfloor heating and a window to the rear of the property.

Externally:

To the front of the property is a small flower bed, whilst to the rear of the property is a lovely sun trap patio garden with good levels of privacy.



Additional Information:

The electric radiator are WIFI controlled and can be altered remotely.

The Postcode is DL10 5JF, the Council Tax Band is C.

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GROUND FLOOR

FIRST FLOOR

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.

Produced by Potterplans Ltd. 2025