



‘Greystones’, 16 Millgate, Gilling West

Offers in the Region of £229,950

Sitting in this quiet location close to the centre of this highly regarded and conveniently positioned village, ‘Greystones’ is a very nicely presented double fronted character cottage which will appeal to a variety of buyers. To the ground floor there is a generous living room with a log burning stove, and a quality modern kitchen. The first floor has two double bedrooms and a shower room. Externally there is a beautifully maintained South facing garden which enjoys the sun throughout the day. An early inspection is strongly recommended!

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Living Room:

5.56m x 3.97m

The generous, light filled living room retains a real character feel.



There is a beamed ceiling, a log burning stove and a bay window with a window seat. There is a second window to the front and one to the side of the property, a high level TV point and two radiators.



Kitchen:

3.87m x 3.39m

Fitted with a range of modern, quality wall and base units with complimenting countertops and soft close fittings.



Integrated into the units are an electric hob and oven with an extractor over, a dishwasher and a microwave oven. There is plumbing for a washing machine, space for a fridge freezer, a radiator, a large understairs cupboard and two windows. A fully glazed door gives access to the rear of the property.



First Floor Landing:

With a radiator, loft access and a window overlooking the garden.

Bedroom:

3.85m x 3.07m

A double bedroom with a radiator, a TV point, a built in cupboard and a window to the front with open countryside views.



Bedroom:

2.95m x 2.51m

A double bedroom with a TV point, a radiator and a window to the front with open countryside views.



Shower Room:

1.69m x 1.62m

Having a shower enclosure with a Grohe shower, a WC and a wash hand basin set on a vanity unit. There is a heated towel rail and a window.



External

To the rear of the property there is a very well maintained South facing garden which enjoys the sun and makes the perfect space for relaxing.

It features well stocked and mature borders, a plum tree and has the benefit of external electric points. There is space to the rear of the garden for a summerhouse if someone wanted to enjoy the garden though the winter months.



Additional Information

The postcode is DL10 5JQ and the Council Tax Band is C.

The Worcester oil fired boiler is located in the garden.

The adjacent property (Number 14) has a right of way to the rear for access to their rear door.



Greystones 16 Millgate



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.

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