



**Bridge View Hirst Road, Chapel Haddlesey Selby YO8 8QQ**

**welcome to**

**Bridge View Hirst Road, Chapel Haddlesey Selby**

An outstanding opportunity to acquire this wonderful detached family home, located in the sought after village location of Chapel Haddlesey!



### **Entrance Hall**

Entrance door to the front, understairs storage, storage heater and stairs to the first floor.

### **Cloakroom**

Low level W/C, wash hand basin and window to the rear.

### **Lounge**

18' 5" x 14' ( 5.61m x 4.27m )

Patio style doors to the rear and two storage heaters.

### **Dining Room**

11' 7" x 8' 11" ( 3.53m x 2.72m )

Patio style doors leading into the conservatory, door into the lounge, archway to the kitchen, window to the side and two storage heaters.

### **Kitchen**

13' 1" x 8' 11" ( 3.99m x 2.72m )

Fitted kitchen with a range of wall and base units, work surfaces, space for cooker, sink drainer, space for fridge freezer, archway to dining room and window to the front.

### **Utility Room**

8' 10" x 6' 9" ( 2.69m x 2.06m )

Wall and base units, work surfaces, sink drainer, plumbing for an automatic washing machine, plumbing for a dishwasher, storage heater, door to the front and window to the side.

### **Conservatory**

11' 10" x 9' 7" ( 3.61m x 2.92m )

French style doors into the garden and electric radiator.

### **Landing**

Two windows to the front, airing cupboard, storage heater and access to the loft.

### **Bedroom 1**

12' 1" x 10' 7" ( 3.68m x 3.23m )

Window to the side, window to the rear and storage heater.

### **Bedroom 2**

11' 1" x 10' 10" ( 3.38m x 3.30m )

Window to the rear, storage heater and fitted wardrobes.

### **Bedroom 3**

8' 10" x 7' 3" ( 2.69m x 2.21m )

Window to the side and electric radiator.

### **Bedroom 4**

8' 11" x 6' 6" ( 2.72m x 1.98m )

Window to the front, fitted wardrobes and electric radiator.

### **Bathroom**

Bathroom with bath, shower cubicle, low level W/C, wash hand basin, towel style electric radiator, wood grain effect flooring and window to the side.

### **Front Garden**

Beautifully presented lawned garden with hedge to the side.

### **Rear Garden**

Stunning rear garden with river to the rear, patio area and flower beds.

### **Double Garage**

17' 9" x 16' 3" ( 5.41m x 4.95m )

Double detached garage with up and over door, electric lighting and power sockets.



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## Bridge View Hirst Road, Chapel Haddlesey Selby

- Detached Family Home
- Four Bedrooms
- Riverside Property with Mooring and Fishing Rights
- Double Garage
- Well Presented Gardens

Tenure: Freehold EPC Rating: E

# £340,000



Please note the marker reflects the  
postcode not the actual property

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william h brown



**01757 210040**



Selby@williamhbrown.co.uk



52 Gowthorpe, SELBY, North Yorkshire, YO8  
4ET



**williamhbrown.co.uk**