



Highgate, Balne GooleDN14 0ES

welcome to

Highgate, Balne Goole

Highgate in Balne, Goole is a charming three-bedroom semi-detached home in a quiet village. With open-plan living, countryside views front and back, a modern bathroom, spacious gardens, and private parking, it's the perfect blend of character and comfort.



Highgate in Balne, Goole presents a stunning character property set in a peaceful village location. This three-bedroom semi-detached home combines charm with practicality, offering an inviting entrance with laminate flooring that leads to either the staircase or the lounge. The ground floor is fully open plan, creating a bright and spacious layout that seamlessly connects the lounge, kitchen, and dining area. The lounge features a front-facing window, an open fireplace, and a radiator, while the kitchen is fitted with wall and base units, a rear window, another open fireplace, and ample space for a dining table. A boot room provides additional storage with convenient side access.

Upstairs, there are two double bedrooms and one single, all with carpet and radiators. The front bedrooms enjoy views across beautiful farmland, while the rear bedroom overlook stables. The family bathroom is fitted with a whirlpool bath and rainfall shower, complemented by lino flooring.

Outside, the property boasts a generous front garden with a large lawn and pathway to the entrance. Side access leads to the rear garden, which offers further lawn space, a patio area, and a fenced oil tank for heating. Parking is private and is accessed via a service road to the rear of the home.

This property is perfect for those seeking a blend of character, countryside views, and modern open-plan living in a tranquil village setting.

Entrance Hall

Lounge

Kitchen/Dining Room

Boot Room

Landing

First Bedroom

Second Bedroom

Third Bedroom

Bathroom

Front Garden

Rear Garden

Parking



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Highgate

- STUNNING FIELD VIEWS AT THE FRONT AND REAR OF THE PROPERTY!
- Semi-Detached Home.
- Open Plan Living Space.
- Fireplace In The Lounge.
- Large Lawn In The Front Garden.

Tenure: Freehold EPC Rating: E
Council Tax Band: B

£235,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
SEL108805 - 0004

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