



BECK HOUSE MEADOW LANE

SNAPE, BEDALE, DL8 2TU

£465,000
FREEHOLD

A spacious four bedroom detached home with a great layout and contemporary style, perfect for modern lifestyles. The property benefits from a garage, off street parking and attractive garden and is located in a popular village close to Bedale, Masham and Junction 50 of the A1(M).

NORMAN F. BROWN

Est. 1967

BECK HOUSE MEADOW LANE

• Four Bedroom • Spacious Detached Home • Sought After Village Location • Garage & Off Street Parking • Great Layout • Lovely Garden • Close To Bedale, Masham and Junction 50 of the A1(M) • Dining Klitchen • Video Tour Available • Please Call Today For Your Personal Viewing



Description

This excellent home will suit a variety of different lifestyles with its great layout, spacious rooms and location within this popular village.

The property opens into an entrance vestibule with a shoe cupboard and then opens into an inner hallway with stairs up to the first floor. Off the inner hallway is a downstairs w.c and separate utility room which houses the oil fired boiler and has hanging space for coats and a work top with space under for a washing machine and tumble dryer and there are useful wall units for storage. Also off the hallway is the dining kitchen and sitting room. The sitting room is a bright and spacious room with French doors out to the gardens, windows to the front and side plus an electric fire with a marble surround and hearth. A door then leads into the dining area of the dining kitchen which has space for a dining table chairs plus sofas and there are windows to the rear and side. The dining area is open to the kitchen which comprises of a range of shaker style wall and base units with a work top over having a tiled splashback and a one and a half bowl sink with drainer. There is a 5 ring gas hob (fed from bottled gas) with an extractor hood over and an electric oven and grill. There is also an integrated dishwasher, microwave, tall fridge and separate tall freezer plus a door out to the rear passage.

The first floor landing has an airing cupboard and a loft hatch plus access to the four bedrooms and house bathroom. The main bedroom is an excellent double to the front with clever storage built in by the door with shelving and hanging space. There is an ensuite shower room with a walk in shower with screen and fixed and hand held shower heads and a push flush w.c and wash basin set into a vanity unit. Bedroom two is another excellent double with a pedestal mounted wash basin and Bedrooms three and four are also both double bedrooms, with bedroom four currently used as a study. The house bathroom also has a contemporary style and comprises of a panelled bath with a fixed shower head over and screen, a push flush w.c and a wall hung wash basin.

Outside to the front there is a block paved driveway providing off street parking leading to a single detached garage which has an up and over door, lighting and power points and a personal door to the garden. There are steps up to the front door and an enclosed lawned side garden with gated access to the rear passage. To the other side of the house, behind the garage is the main garden which sits to the side of the house and is south facing. The garden has a paved patio area, ideal for entertaining overlooking a lawned garden with a shrub border and screened oil tank all enclosed by fenced and hedged

boundaries. To the rear is a passage which has a paved path and the bottle gas store and leads to the other side garden across the back of the house.

Location

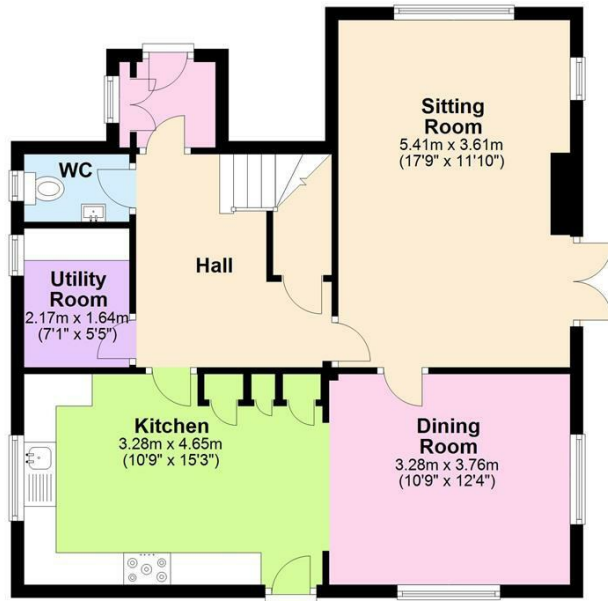
Snape is village in the Hambleton district of North Yorkshire, located about 3 miles south of Bedale and 3 miles west of the A1M. There is a local Deli shop, Village Hall, Primary School and Pub. The village has many historic connections. It was the site of a Roman villa and had a connection to the mother and wife of Richard III. Snape Castle was the residence of Catherine Parr and her husband, John Neville, 3rd Baron Latimer, before she became the sixth wife of King Henry VIII. It also had an involvement in the Pilgrimage of Grace in 1536, when Catherine Parr and her step-children were held captive at the castle. Snape castle was originally built c.1430 and was later divided into two domestic premises before being reunited as one home in 2003.

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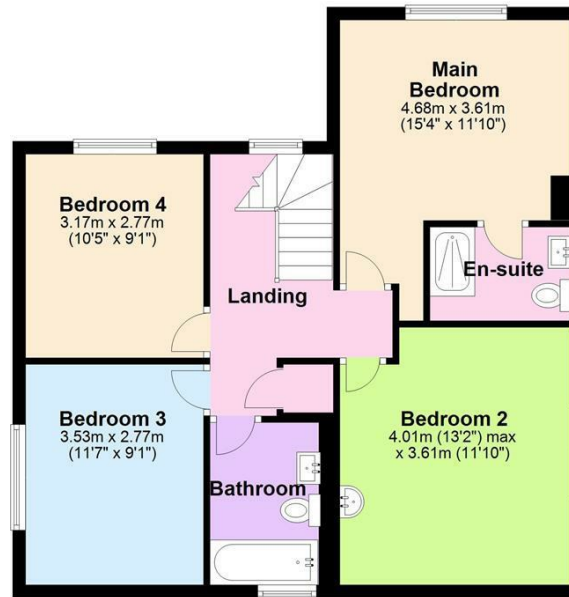
Ground Floor

Approx. 66.8 sq. metres (718.8 sq. feet)



First Floor

Approx. 64.9 sq. metres (698.4 sq. feet)



Total area: approx. 131.7 sq. metres (1417.2 sq. feet)



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			74
(55-68) D		57	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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