

Eshton Hall, Eshton, Skipton, North Yorkshire

£265,000

A charming and spacious courtyard apartment within this stunning Yorkshire Dales Grade II listed stately home. Secure gated development, beautifully maintained communal grounds and allocated parking. An ideal home or second home.



SPECIALISTS IN PERIOD, INDIVIDUAL & RURAL PROPERTIES

GENERAL DESCRIPTION

Dales & Shires Estate Agents are very pleased to offer for sale this superb, spacious and versatile Yorkshire Dales apartment. Occupying a most charming courtyard setting within this prestigious and highly desirable Grade II listed stately home conversion. Formerly one of the development's show apartments, and impeccably presented, this beautiful property would make an ideal residence or second home. Enjoying it's own private entrance, and being slightly elevated, this well planned apartment feels more like a luxurious courtyard cottage. Features include: plentiful natural daylight, quality fixtures and fittings, secondary glazed windows, LPG central heating, bespoke designed doors and tasteful décor. We anticipate this property will appeal to a variety of discerning buyers and we advise an early viewing to appreciate the charm, character, position, location, grounds and value.

PROPERTY SUMMARY

The accommodation includes an entrance hallway, large open plan lounge / kitchen / dining room, master bedroom with en-suite, second double bedroom, bathroom and an additional upper floor room, ideal as a snug, occasional bedroom or office. Externally there are beautifully kept communal grounds, 2 allocated parking spaces, visitor parking and secure remote controlled gates. To maintain the exclusivity and security of this gated development holiday letting is not allowed (however normal letting is permitted).

LOCATION

This highly desirable Yorkshire Dales location is just a short distance from Gargrave and offers convenient access to the many beautiful attractions, stunning scenery and walks within the treasured Yorkshire Dales national park, whilst being convenient for transport links and facilities. Gargrave, Malham and Grassington and easily accessible and provide a wide array of amenities. The larger towns of Skipton, Settle, Ilkley and Harrogate are also within easy reach, offering a comprehensive further choice of shops, restaurants, bars and tourist attractions. This beautiful and accessible part of the Dales is an ideal base for those keen to explore the exquisite countryside and attractions. There are also excellent transport links within easy reach, with railway stations nearby at Gargrave and Skipton. The A65 also provides easy access to Skipton, Ilkley, Leeds, Harrogate, Settle and The Lake District.

DIRECTIONS

Sat Nav location: BD23 3QQ.

GROUND FLOOR

External steps lead up to a wide entrance door, which leads into the hallway. Front windows allow plentiful natural light in.

Lounge / Kitchen / Diner 20' 0" x 18' 8" (6.09m x 5.69m)

With windows to two sided and boasting high ceilings, this superb room includes ample seating and dining room, as well as a quality fitted kitchen with integrated appliances (cooker, hob, dishwasher, washing machine and fridge freezer).

Master Bedroom 14' 0" x 12' 10" (4.26m x 3.91m)

Large double bedroom with rear windows. Door to:

Master En-Suite 6' 4" x 5' 0" (1.93m x 1.52m) max.

Well appointed shower suite with tiled walls and towel warmer.



Bedroom Two 10' 6" x 9' 6" (3.20m x 2.89m)
Double bedroom with side and rear windows.

Bathroom 7' 4" x 5' 5" (2.23m x 1.65m)
Well appointed bath suite with tiled walls and towel warmer.

FIRST FLOOR

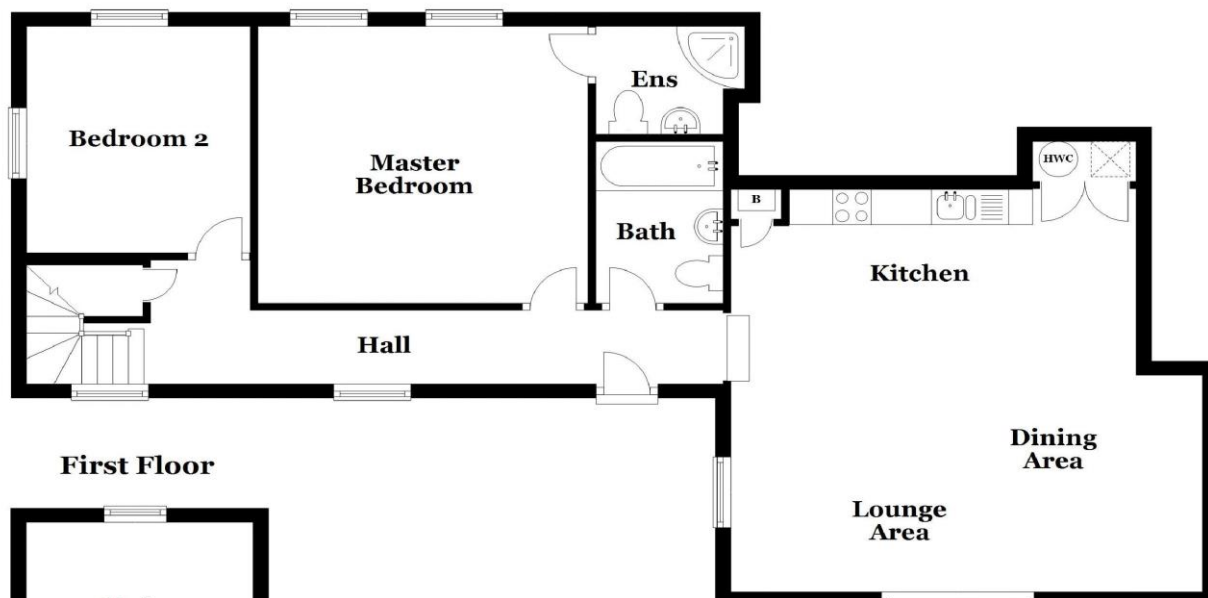
Occupying the upper floor within this attractive 'fairy tale' style tower, with windows to three sides.

Snug / Occasional Bed 3 16' 11" x 9' 6" (5.15m x 2.89m) inc study area and stairwell.

This spacious additional room is ideal for a variety of uses, and offers great scope as a bedroom, snug or home office.



Ground Floor



First Floor





OUTSIDE

The development is accessed via the opulently proportioned and imposing remote controlled electric gates. This apartment has the benefit of 2 allocated parking spaces. There are superbly maintained communal grounds, with lawns, seating areas, established trees and flowering beds, together providing a beautiful and relatively secluded setting, whilst enjoying some superb and far reaching rural views.

AGENT'S NOTES

The property enjoys the remainder of a 999 year lease from 2005, with a monthly service charge of approximately £150pm, which includes external building maintenance, communal gardens and parking areas. Buildings insurance is approximately £36pm.

PROPERTY TO SELL?

We sell successfully for clients throughout Yorkshire & surrounding areas.

We are specialists in handling Period, Individual and Rural properties throughout the region. To find out how we can successfully sell your property for the best possible price contact us to arrange a free, no obligation Market Appraisal.

Our sales fees are competitive. We have no hidden catches, NO long contract tie-ins and NO setting up or withdrawal fees,

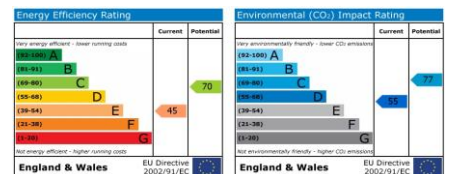
Call us or visit www.dalesandshires.com for full details.

Viewing / Offer Process:

All viewing requests, offers or negotiations must be made directly to Dales & Shires.

Tenure: Leasehold.
Council Tax Band: E.

These details were prepared / amended on: 01/02/2021



AGENT'S STANDARD DISCLAIMER

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2. Any areas, measurements, floor plans or distances referred to may be approximated, are given as a guide only and are not always precise. Floorplans should not be relied upon as accurate or a true representation of the size, shape or function of a room / property.
3. Some wide angle photography may be used to allow enhanced & comprehensive presentation. This can cause distortion to images & perspectives. We advise a personal inspection.
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