



A stunning four bedroomed barn conversion located in Gatenby, Northallerton. The spacious living accommodation benefits from oil fired central heating and double glazing together with both modern and traditional features. The accommodation includes a spacious reception hall, cloak room / wc, sitting room with feature glazing up to the galleried landing. There is a living room with log burning stove, family room / dining room and spacious kitchen / breakfast room with access to the front and rear gardens and useful utility room. There are two separate staircases, one leading to the master / guest wing with double bedroom, en suite bathroom and walk in dressing room. From the main stairs there is a galleried landing, double bedroom with en suite shower room and built in wardrobes, two further double bedrooms and a family bathroom.

Externally there is a gravel driveway providing off street parking and access to the double garage. There are two lovely patio areas to the front and garden store. To the rear there is a private garden with decked patio and lawn with views over countryside.





- A four bedroomed barn conversion with double garage
- Large kitchen / breakfast room with doors opening to the rear garden
- Two further reception rooms
- Bedroom two with ensuite shower room and built in wardrobes
- Rear garden with decked area and views over country side

- Spacious living accommodation with modern and traditional features
- Living room with log burning stove
- Master suite or guest bedroom with dressing room and en suite bathroom
- Two further double bedrooms and family bathroom
- Well positioned for easy access to A1M, Northallerton and Bedale

GENERAL INFORMATION

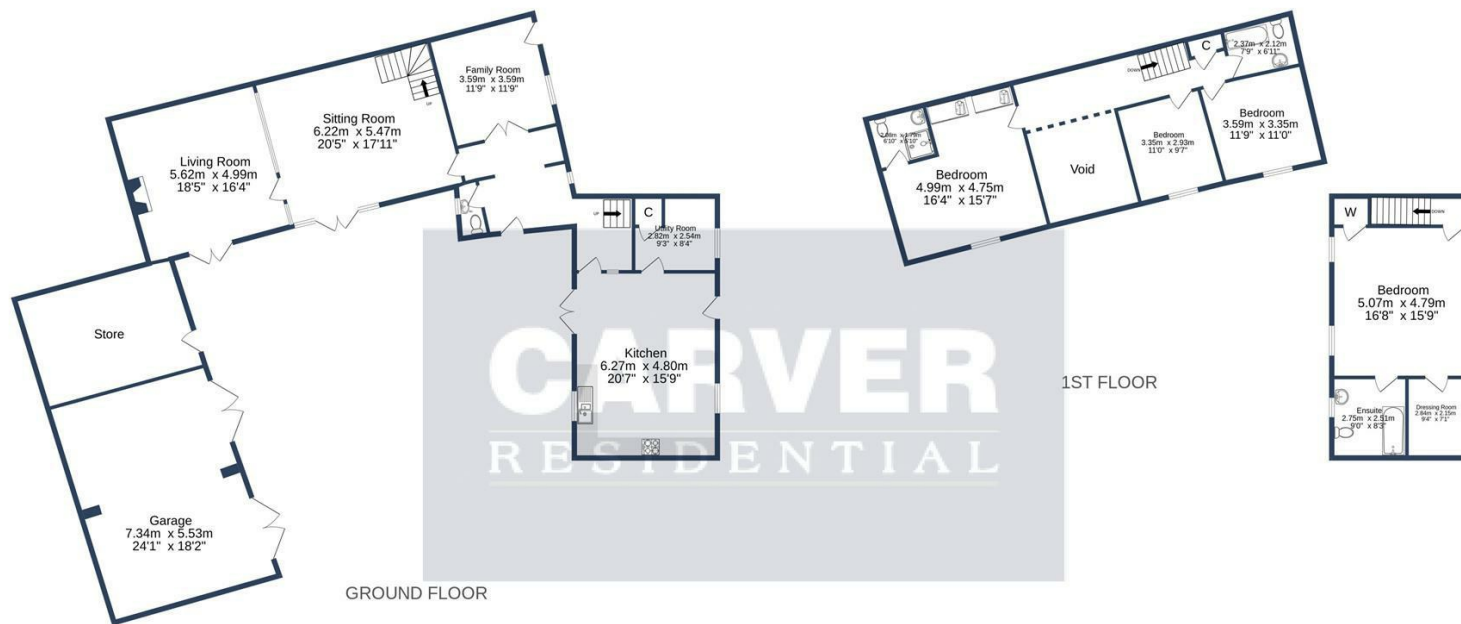
Tenure: Freehold

Services: Oil central heating, mains electric, water and drainage.

Double glazing

Local Authority: North Yorkshire Band F

Note - Planning permission has been granted for a detached dwelling to be built on land known as The Stables Ref ZB23/01005/FUL



| Energy Efficiency Rating | | |
|---|-----------|-------------------------|
| | Current | Potential |
| Very energy efficient - lower running costs | | |
| (92 plus) A | | 88 |
| (81-91) B | | |
| (69-80) C | 69 | |
| (55-68) D | | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| Not energy efficient - higher running costs | | |
| England & Wales | | EU Directive 2002/91/EC |

THE GRANARY, GATENBY. DL7 9NG.

TOTAL FLOOR AREA: 238.0 sq.m. (2562 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2024

We can search 1,000s of mortgages for you

It could take just 15 minutes with one of our specialist advisers:
Call: 01325 380088. Visit: Any of our Offices. Online: www.mortgageadvicebureau.com/carver



Your home may be repossessed if you do not keep up repayments on your mortgage. There will be a fee for mortgage advice. The actual amount you pay will depend upon your circumstances. The fee is up to 1% but a typical fee is 0.3% of the amount borrowed

MAB 6202



These particulars do not constitute any part of an offer or contract. None of the statements contained in these particulars are to be relied on as statements or representations of fact and any intending purchaser must satisfy himself by inspection or otherwise to the correctness of each of the statements contained in these particulars. The vendor does not make or give, and neither Nick & Gordon Carver Residential or Commercial, Nick & Gordon Carver, nor any person in their employment has any authority to make or give any representation or warranty whatever in relation to this property



14 Duke Street, Darlington
County Durham, DL3 7AA
Tel: 01325 357807
sales@carvergroup.co.uk

26 Market Place, Richmond
North Yorkshire, DL10 4QG
Tel: 01748 825317
richmond@carvergroup.co.uk

43 Dalton Way, Newton Aycliffe
County Durham, DL5 4DJ
Tel: 01325 320676
aycliffe@carvergroup.co.uk

219 High Street, Northallerton
North Yorkshire, DL7 8LW
Tel: 01609 777710
northallerton@carvergroup.co.uk

www.carvergroup.co.uk