



TENURE
Freehold

COUNCIL TAX
Band F (from internet enquiry)

SERVICES
We understand mains water, electricity, gas and drainage are connected.

GENERAL
Room measurements in these particulars are only approximations and are taken to the widest point.

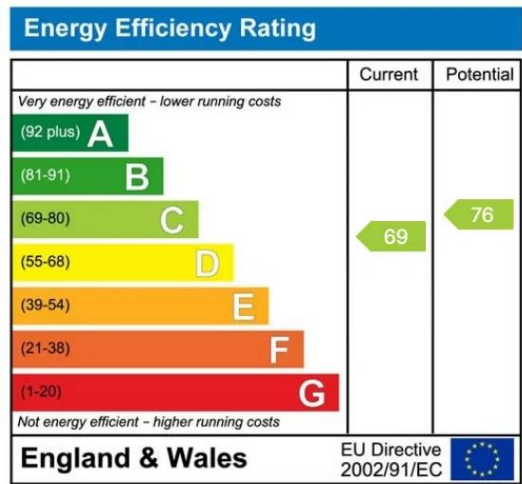
None of the services fittings or equipment referred to in these particulars have been tested and we are therefore unable to comment as to their condition or suitability. Any intending purchasers should satisfy themselves through their own enquiries.

Please note : Only the fixtures and fittings specifically mentioned in these particulars are included in the sale of the property.

Photographs depict only certain parts of the property. It should not be assumed that the contents/furnishings, furniture etc photographed are included in the sale.

VIEWING
By appointment with the Chartered Surveyors Renton & Parr at their offices, Market Place, Wetherby. Telephone (01937) 582731

Details prepared January 2025



Stutton ~ Karri House, Hill Top Close, Tadcaster, LS24 9TN

Karri House is an impressive and individually designed five-bedroom detached family home. Boasting over 2,300 sq feet of tastefully decorated living space, it features a newly fitted kitchen equipped with high quality integrated appliances. Set in an elevated position within this popular village, the property offers beautifully maintained private gardens on three sides.

- Spacious detached family home
- Five bedrooms
- Three bathrooms
- Stunning newly fitted kitchen and matching utility
- Gardens to three sides
- Gated off street parking
- Integral double garage
- Quiet position at the top of Hill top Close
- Catchment area to Tadcaster Grammar School

£725,000 PRICE REGION

2 5 3

MISREPRESENTATION ACT

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Renton & Parr

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Premium

All-round excellence, all round Wetherby since 1950

Property Description

Karri House is an impressive and spacious five-bedroom, three-bathroom detached family home, offering both style and functionality. It features a large gravel driveway set behind timber gates providing secure off-street parking for multiple vehicles, leading to an integral double garage. Nestled at the head of the peaceful and sought after Hill Top Close in the charming village of Stutton, built around 1990 this substantial family home benefits from double glazed windows, gas fired heating and in further detail comprises:-

To the ground floor, an inviting entrance porch that includes a generous downstairs WC and cloakroom. The hallway, with its attractive oak flooring connects the generous living spaces. Including a large lounge at the rear of the property with double patio doors that open onto the rear garden. Double internal doors lead to a spacious sitting room at the front, also with double patio doors to the front garden. This room features an electric fire and flows into a raised dining area, perfect for entertaining.

The newly fitted kitchen is of exceptional quality, with quartz worktops, shaker style wall and base units, a breakfast bar and integrated appliances. The utility room complements the kitchen with matching units and worktops, a full-height freezer along with space and plumbing for automatic washing machine.

To the first floors, the spacious landing provides access to five well-proportioned bedrooms. The principal bedroom and a guest bedroom both feature modern en-suite shower facilities, while the recently updated house bathroom serves the remaining three bedrooms.

To the outside, this detached home is surrounded by well-maintained gardens on three sides. A generous gravel driveway, set behind a five-bar gate offers ample parking and leads to the integral double garage with an electric up-and-over door. The rear garden is enhanced by a patio, providing a private outdoor space to relax or entertain.

Set in a quiet and desirable location, Karri House is a beautifully presented family home that balances space and comfort and an early viewing is recommended.

