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Ivy House Gardens, Gargrave

Offers In Excess Of £185,000

Property Images



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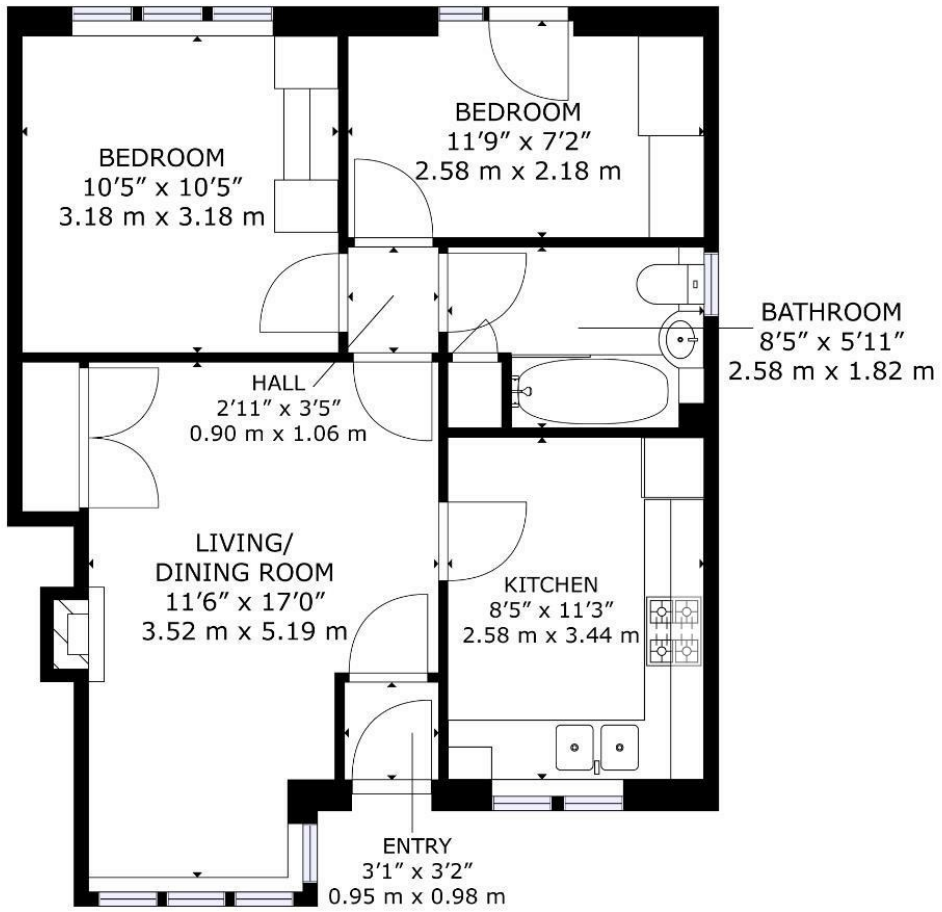


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FLOOR 1

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		64	75
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



Located in the charming Ivy House Gardens of Gargrave, Skipton, this ground floor apartment is a rare opportunity waiting to be discovered.

With a tasteful update, this property shines in immaculate condition, offering a delightful outlook across gardens both to the front and rear.

On the level to all the fantastic facilities that Gargrave has to offer, including a CoOp, train station, bus route, 3 pubs, chemist, fish n' chips, a cafe and much more.

Step inside to find a cosy living-dining room with an electric coal effect fire, perfect for creating a warm and inviting atmosphere. The modern fitted kitchen boasts ample space and comes equipped with appliances including a fan oven, hob and washing machine, all while providing a pleasant view to enhance your culinary experience. The house bathroom features a convenient 3-piece suite with a shower over the bath, ensuring both style and functionality.

The principal bedroom is a spacious double featuring fitted wardrobes, drawers, and a dressing area, offering a touch of luxury to your everyday routine. Meanwhile, the second bedroom, a charming single, opens up to the rear garden, allowing for a peaceful retreat.

Located in a no-through-cul-de-sac, this property offers a tranquil setting with a private garden at the rear, perfect for enjoying a morning cup of tea or unwinding after a long day. The front and rear lawns, meticulously maintained as part of the annual maintenance charge, add to the overall appeal of this residence. Additionally, a dedicated parking bay just a few steps away ensures convenience for residents.

Annual fees £1104 per year including grass cutting / insurance/ sinking fund.

No ground rent payable.

Don't miss the opportunity to make this apartment your own and experience the peaceful lifestyle it has to offer in this sought-after location.

On-Line-Bullet Points

- Ground floor apartment - on the level to village amenities
- 963 years remaining on lease
- Modern build - in great condition
- Delightful outlook across well kept gardens
- Tranquil cul-de-sac
- Private garden & Private parking
- Open aspect
- Owner run Management Co with sinking fund
- Train station, bus route, Co Op mini-market, cafe, 3 pubs, restaurant
- We are informed that pets are NOT allowed at the property