

HUNTERS[®]

EXCLUSIVE

East Street, Gargrave

Price £198,500

Property Images

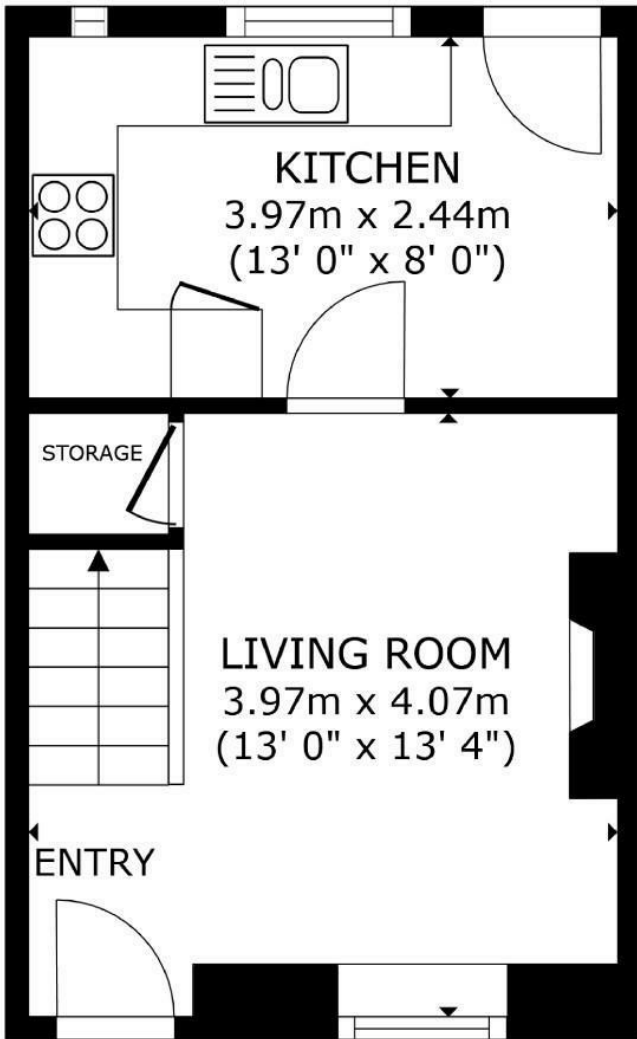


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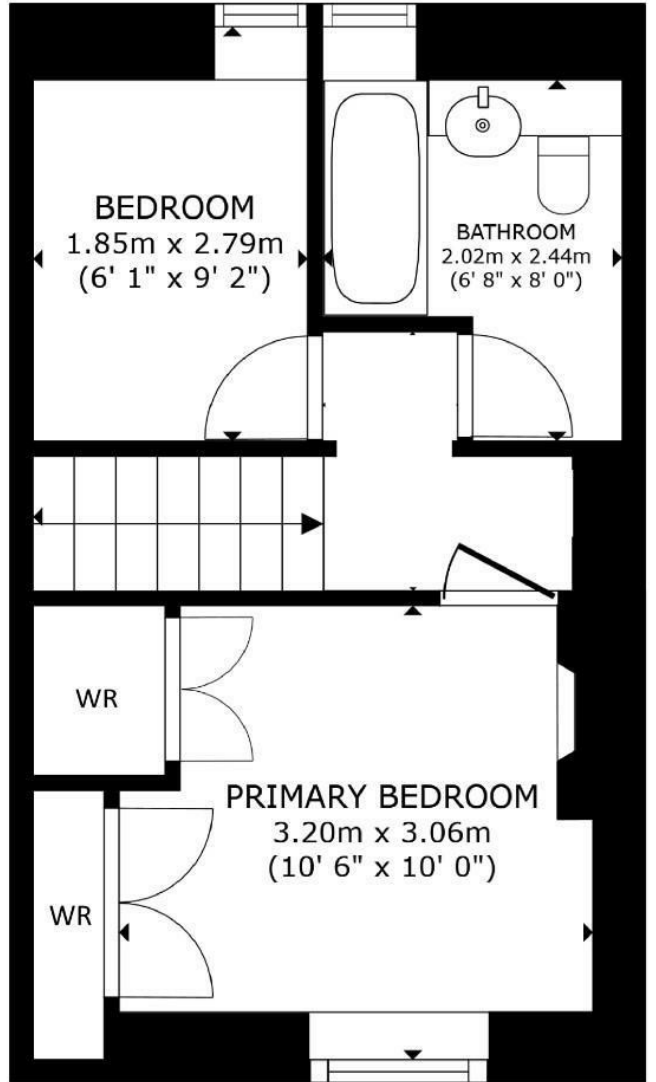
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FLOOR 1

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



FLOOR 2

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			90
(81-91) B			
(69-80) C			
(55-68) D		62	
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales		EU Directive 2002/91/EC	



Nestled in the heart of Gargrave village on East Street, this charming Victorian mid-terrace house is a true gem waiting to be discovered. Boasting a delightful blend of character features and modern conveniences, this two-bedroom property is a perfect retreat for those seeking a cosy yet stylish abode.

As you step inside, you are greeted by an inviting living room, ideal for relaxing after a long day, and featuring a window seat and coal-effect gas fire. The fitted dining-kitchen is a culinary delight, complete with contemporary units with under-cupboard lighting, and to include a free-standing cooker.

Venture upstairs to find two cosy bedrooms, one of which features built-in wardrobes and cupboards offering ample storage space. The refitted bathroom exudes luxury with its contemporary white suite and a convenient shower over the bath.

Outside, the property surprises with an open plan West-facing rear Yarden, a timber shed, and a stone flagged patio, providing a lovely outdoor space to enjoy a morning coffee or alfresco dining.

Surrounded by the picturesque countryside, and with the River Aire and Leeds/Liverpool canal nearby, Gargrave village offers a tranquil setting with a host of local amenities at your doorstep. From shops, post office, and chemist to schools, sports clubs, and eateries, this village has everything you need for a comfortable lifestyle.

For those craving more excitement, the historic market town of Skipton, known as the 'Gateway to the Dales', is just a short distance away. Here, you'll find a plethora of shops, services, and recreational facilities, along with excellent secondary schooling options.

In summary, this exceptional property in Gargrave presents a fantastic opportunity to own a piece of Victorian charm with all the modern comforts one could desire. Don't miss the chance to make this cottage your own and experience the best of village living in the stunning Yorkshire Dales

Surrounded by beautiful open countryside adjacent to the River Aire and the Leeds-Liverpool canal, the very popular village of Gargrave is served by local amenities including everyday shops, a sub post office, a Co-op, a chemist, a doctors surgery, a primary school, a Church, a village hall, public houses and restaurants, sports clubs, a bus service and a railway station offering a regular service to Skipton, Keighley, Bradford and Leeds together with the scenic Settle to Carlisle line. The historic market town of Skipton known as the 'Gateway to the Dales' is only circa four miles away providing extensive shops, amenities, services and recreational facilities together with excellent secondary schooling.

- A perfect first home, or holiday cottage
- No forward chain
- Well maintained & presented
- Pleasant West facing Yarden
- On the level to all the fantastic facilities Gargrave has to offer
- Breakfast-kitchen, Cosy living room
- GAS heating and double-glazed
- Co-Op, Chippy, 3 Pubs, restaurant & Cafe
- Bus route to Settle & Skipton
- Direct trains to Leeds, Settle, Skipton, Morecambe, Carlisle