

AWDALE

TUNSTALL

LOVE PROPERTY.

LOVE THE JOURNEY



Tunstall, North Yorkshire

Located in the village of Tunstall, this delightful home offers historical character and space. Originally an old pub, this building was thoughtfully converted into a home many years ago, blending traditional features with modern comforts. Tunstall is a well-connected village, providing easy access to the A1, making commuting or travel to nearby towns and cities straightforward. The breathtaking landscapes of the North Yorkshire Dales are also within easy reach, perfect for those who enjoy outdoor pursuits. Local amenities in the neighbouring villages and towns, including shops, schools, and leisure facilities, are conveniently close by, ensuring that you have everything you need within a short distance.



Welcome home...

Arriving home you have ample parking to the rear of the property, ideal for keeping cars off the main road. Head through your front door and relax. The living room can be found to the right once inside and is truly the heart of the house. It's a spacious, inviting area where you can enjoy many relaxing evenings. The large bay window floods the room with natural light, creating a welcoming atmosphere that's perfect for both relaxing and entertaining. The fireplace, a lovely focal point of the room, adding a cosy feel, especially on those chilly North Yorkshire evenings.

Your kitchen is a bright and functional space that offers plenty of room for all your culinary adventures. With ample cabinetry and countertop space, everything you need is within easy reach. Adjacent to the kitchen is a spacious dining area, ideal for family meals or entertaining guests. Patio doors lead you outside from the dining area, so after tea you can head outside and enjoy the sunshine on those warmer days.

The ground floor accessible shower room offers both convenience and practicality, especially for busy households.

The cellar space in this property offers a world of possibilities for those looking to expand their living space. The generous proportions make it an ideal contender for conversion into additional rooms. Whether you're dreaming of a quiet study, an extra bedroom, a home gym, or even an entertainment area, this space provides a blank canvas to bring your vision to life.



First Floor...

Upstairs explore the bedrooms and bathroom that this property has to offer. Featuring four generously sized double bedrooms, this level offers ample space for family living or accommodating guests. Each bedroom is bathed in natural light, creating bright and airy spaces perfect for rest and relaxation. The rooms are versatile, with enough space to easily adapt to your needs.

The family bathroom on this floor includes a modern suite with a separate shower and a large bathtub, ideal for unwinding after a long day.





Outside...

The garden is tiered, providing distinct areas that can be used for various activities. The lower section, with its spacious patio and decking area, is ideal for al fresco dining or simply unwinding on a sunny day. It's a lovely spot for entertaining, with enough room to host family barbecues or enjoy a quiet morning coffee. As you move up to the higher level, the garden opens out into a generous lawned area, surrounded by mature trees and shrubs that provide a sense of privacy and seclusion. This upper part of the garden offers plenty of space for children to play, for gardening enthusiasts to indulge their passion, or even to add additional features like a vegetable patch or a greenhouse.



Finer Details

Postcode: DL10 7QL

Freehold

Council Tax Band: E

EPC Rating: C

Heating: Air Source Heating

Awdale House Tunstall

Total area: approx. 198.6 sq. metres (2137.9 sq. feet)



LOVE PROPERTY.

Whilst every attempt has been made to ensure the accuracy of the floorplans 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 not drawn to scale and is for illustrative purposes only & should be used as such by any prospective purchaser. Created especially for Love Property by Vue3sixty Ltd