



01947 601301

THE NEST, 1 PRIMROSE HILL, CASTLETON

1 BED COTTAGE



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PROPERTY FEATURES

- Semi-Detached Stone Cottage with a Yard
- Period Features include Fireplace & Beamed Ceilings
- Open Plan Living Room/Kitchen with Stone-Flagged Floor
- Bespoke Kitchen Cabinets with Oak Worktops & Integrated Appliances
- 1 Double Bedroom & 1 En-Suite Bathroom
- Electric Central Heating & Double-Glazing Throughout
- West-Facing Outdoor Yard & Outbuilding
- Established Holiday Let that comes Fully Furnished

Type: **COTTAGE**
Availability: **FOR SALE**
Bedrooms: **1**
Bathrooms: **1**
Reception Rooms: **1**
Outside Space: **YARD**

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THE NEST, 1 PRIMROSE HILL, CASTLETON- 1 bed Cottage -£189,950



Hope & Braim are delighted to present The Nest, a charming 18th-century stone cottage on Primrose Hill in the heart of Castleton. The village is surrounded by the North York Moors National Park and lies some 16 miles from the coast at Whitby. This semi-detached cottage is currently run as an established holiday let and is offered fully furnished.

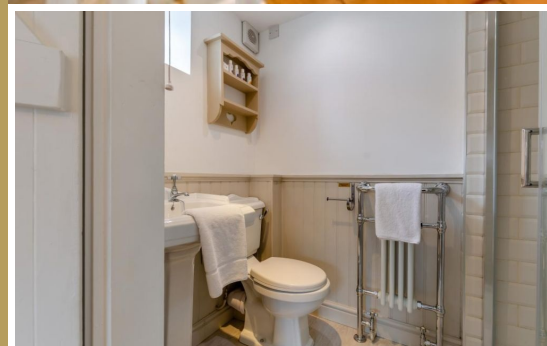
The ground floor is a single open-plan living room, kitchen and dining area with plenty of period character. A stone-flagged floor, beamed ceiling and bay window with window seat set the tone, and the fireplace with wood-burning stove makes a natural focal point. The kitchen area has bespoke cabinets with oak worktops. Integrated appliances keep the space uncluttered and in keeping with the character of the cottage.

Stairs rise to the first floor, where the double bedroom has its own en-suite. The cottage has electric central heating with radiators and double glazing throughout, so its traditional fabric comes with modern comfort.

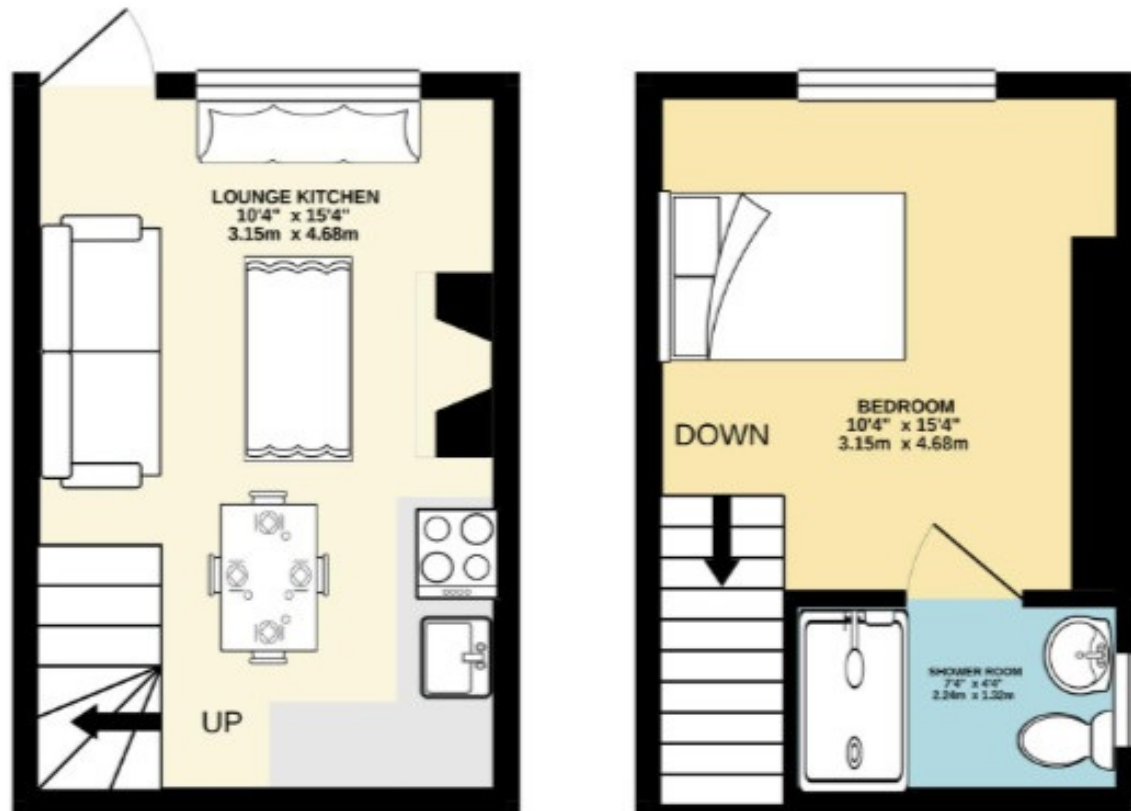
Outside, a west-facing yard catches the afternoon and evening sun and is a pleasant place to sit out. An outbuilding provides useful storage. Parking is on the street, subject to availability.

Castleton is a well-regarded moorland village with a station on the Esk Valley line. It is a good base for walking the surrounding dales and for reaching the coast.

For buyers, The Nest is a ready-made holiday let with proven appeal to couples looking for a moorland retreat. It would equally suit someone seeking a characterful second home or a lock-up-and-leave bolthole. Its compact layout, period features and village setting give it appeal on several fronts.



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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.
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
95-100 A		
81-94 B		
69-80 C		
55-68 D		
43-54 E		
31-42 F		
1-30 G		
Low energy efficient - higher running costs		
England, Scotland & Wales EU Directive 2002/91/EC		

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