



LOW FAGGERGILL FARMHOUSE
Arkengarthdale, Richmond



GSC GRAYS

PROPERTY • ESTATES • LAND

LOW FAGGERGILL FARMHOUSE

Richmond, DL11 6RS

A traditional style long house, situated in the heart of the Yorkshire Dales National Park, surrounded by countryside and located on a farm, just above the hamlet of Whaw, is perfect for those searching for a rural lifestyle. The property has various character features including an inglenook fireplace with log burning stove, exposed stonework, numerous alcoves, traditional style doors and is neutrally decorated throughout with newly fitted carpets.

This three bedroom property offers spacious living accommodation with a lovely flow, including a large room which could be used as a living/ dining room, which links to an opening to the kitchen.

With an attached two storey barn and has low maintenance gardens and an allocated parking area, making it ideal for those looking to explore the Dales landscape on the doorstep.



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Situation and Amenities

Reeth 4 miles, Barnard Castle 10 miles, Richmond 15 miles, Darlington 29 miles, Newcastle 65 miles, (please note all distances are approximate).

Arkengarthdale is situated in the heart of the Yorkshire Dales National Park, an area which is well known for its beautiful and dramatic scenery, rich in wildlife and offering a wealth of recreational and sporting activities. Within close proximity is the CB Inn (pub, restaurant and hotel), nearby Langthwaite is home to The Red Lion Inn and St.Mary's Church. The market town of Reeth is situated approximately 4 miles from the property with a village shop, post office, primary school bakery, GP surgery, several public houses, restaurants, cafes, and speciality shops.

A wider variety of amenities are available at Barnard Castle and Richmond, including supermarkets, national and independent shops, as well as primary and secondary education facilities, including Barnard Castle School.





Accommodation

The front door leads into an entrance porch which opens into the large dining room with an inglenook fireplace housing a log burning stove and an opening to the kitchen.

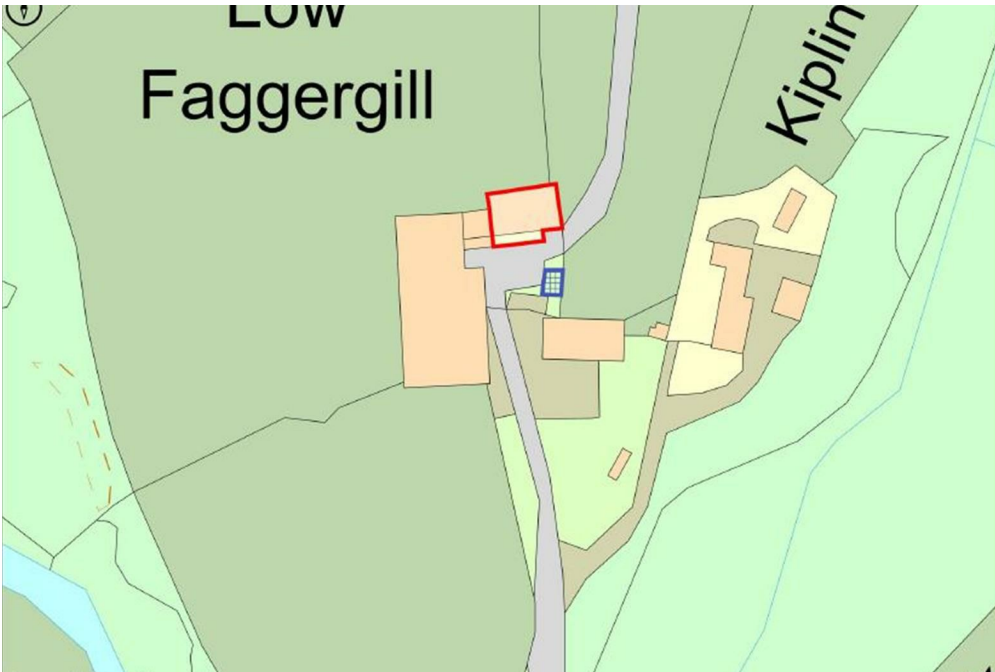
The kitchen has wood effect units and granite effect work surfaces, with integrated appliances including a fridge, dishwasher, sink and Rangemaster cooker with extractor hood above.

There is a door from the dining room into the sitting room with an open fire and also an inner-hallway which provides access to the stairs, a useful storage cupboard and the utility with fitted units leading into the boot room.

The main landing provides access to the three bedrooms, two of which are generous doubles, including a principal bedroom with fitted wardrobes and storage. The spacious family bathroom, has a panelled bath with shower above, W/C, basin and storage cupboard.

Externally the property is approached by a shared drive leading into the farmyard which is not included in the letting. There is an allocated parking area highlighted on the plan in blue, allowing parking for up to three vehicles. The property is accessed through a wrought iron gate with low stone-walled boundaries and provides access to the low maintenance garden which is laid to lawn, together with a patio seating area and a pathway up to the front door.

There is a two-storey barn which is attached to the main house with a stable door providing access into the ground floor area of the barn which houses the oil tank. An external stone staircase to the side of the barn provides access to the first floor room above.



Terms & Conditions

The property is offered at a rent of £850 per calendar month payable by standing order on the term date. A deposit of £980 shall be payable prior to occupation. In accordance with the Renters Rights Act 2025 , the property is available on an Assured Periodic Tenancy.

Holding Deposit

Before your application can be fully considered, you will need to pay to us a holding deposit equivalent to one weeks' rent for the property you are interested in. Once we have your holding deposit, the necessary paperwork should be completed within 15 days or such longer period as might be agreed. If at any time during that period you decide not to proceed with the tenancy, then your holding deposit will be retained by our firm. By the same token, if during that period you unreasonably delay in responding to any reasonable request made by our firm, and if it turns out that you have provided us with false or misleading information as part of your tenancy application or if you fail any of the checks which the Landlord is required to undertake under the Immigration Act 2014, then again your holding deposit will not be returned. It will be retained by this firm. However, if the Landlord decides not to offer you a tenancy for reasons unconnected with the above then your deposit will be refunded within 7 days. Should you be offered, and you accept a tenancy with our Landlord, then your holding deposit will be credited to the first months' rent due under that tenancy. Where, for whatever reason, your holding deposit is neither refunded nor credited against any rental liability, you will be provided with written reasons for your holding deposit not being repaid within 7 days.

References

The Landlord's agent will take up references through a referencing agency. The obtaining of such references is not a guarantee of acceptance.

Insurance

Tenants are responsible for the insuring of their own contents.

Smoking & Pets

Smoking is prohibited inside the property.

Requests for pets will be reasonably considered.

Services & Other Information

The property comprises oil-fired central heating, connections to mains electricity and the property is on a private water supply and septic tank drainage (The property has had a new oil boiler installed in 2024).

There is a water filter system installed at the property.

Local Authority

North Yorkshire Council. The property has a Council Tax Band rating of D.

Viewings

Strictly by appointment with GSC Grays. Telephone: 01748 897617

Particulars & Photographs

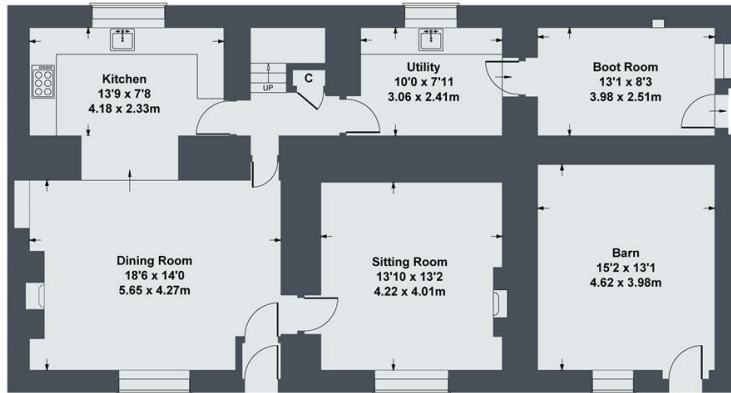
Particulars prepared and photographs taken in December 2025.

What 3 Words

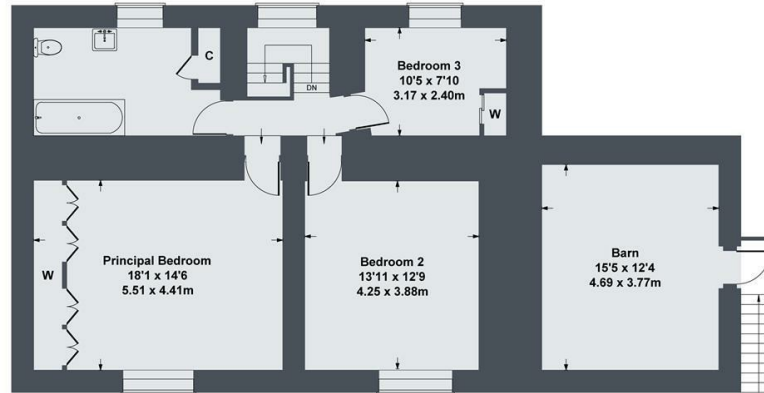
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Low Faggergill Farm, Arkengarthdale, DL11 6RS

Approximate Gross Internal Area
House = 2120 sq ft - 197 sq m
Barn = 205 sq ft - 19 sq m
Total = 2325 sq ft - 216 sq m



GROUND FLOOR



FIRST FLOOR

SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY

All measurements walls, doors, windows, fittings and appliances, their sizes and locations, are approximate only. They cannot be regarded as being a representation by the seller, nor their agent.

Produced by Potterplans Ltd. 2025

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



Disclaimer Notice

GSC Grays gives notice that:

1. These particulars are a general guide only and do not form any part of any offer or contract.
2. All descriptions, including photographs, dimensions and other details are given in good faith but no warranty is provided. Statements made should not be relied upon as facts and anyone interested must satisfy themselves as to their accuracy by inspection or otherwise.
3. Neither GSC Grays nor the lessors accept responsibility for any error that these particulars may contain however caused.
4. Any plan is for guidance only and is not drawn to scale. All dimensions, shapes, and compass bearings are approximate and should not be relied upon without checking them first.
5. Nothing in these particulars shall be deemed to be a statement that the property is in good condition, repair or otherwise nor that any services or facilities are in good working order.
6. Please discuss with us any aspects that are important to you prior to travelling to the property.