



Cairn House, Summerbridge

£500,000 Offers Over



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WINNING AGENT**

#DARINGTOBEDIFFERENT



A fantastic opportunity to purchase a spacious and well-presented four bedroom detached bungalow with attractive gardens, driveway and garage, enjoying superb views over the surrounding countryside within this popular Nidderdale village.

The property, built in 2004, provides well-proportioned and modern accommodation comprising a stunning open plan kitchen and dining area together with a separate sitting room, four good-sized double bedrooms, a house bathroom and en-suite shower room.

The property stands within attractive gardens with various sitting areas, and the driveway provides ample parking and leads to a generous garage with electric door. Located within the popular village of Summerbridge, the property is well served by local amenities and conveniently situated between Harrogate and Pateley Bridge.

OUTSIDE

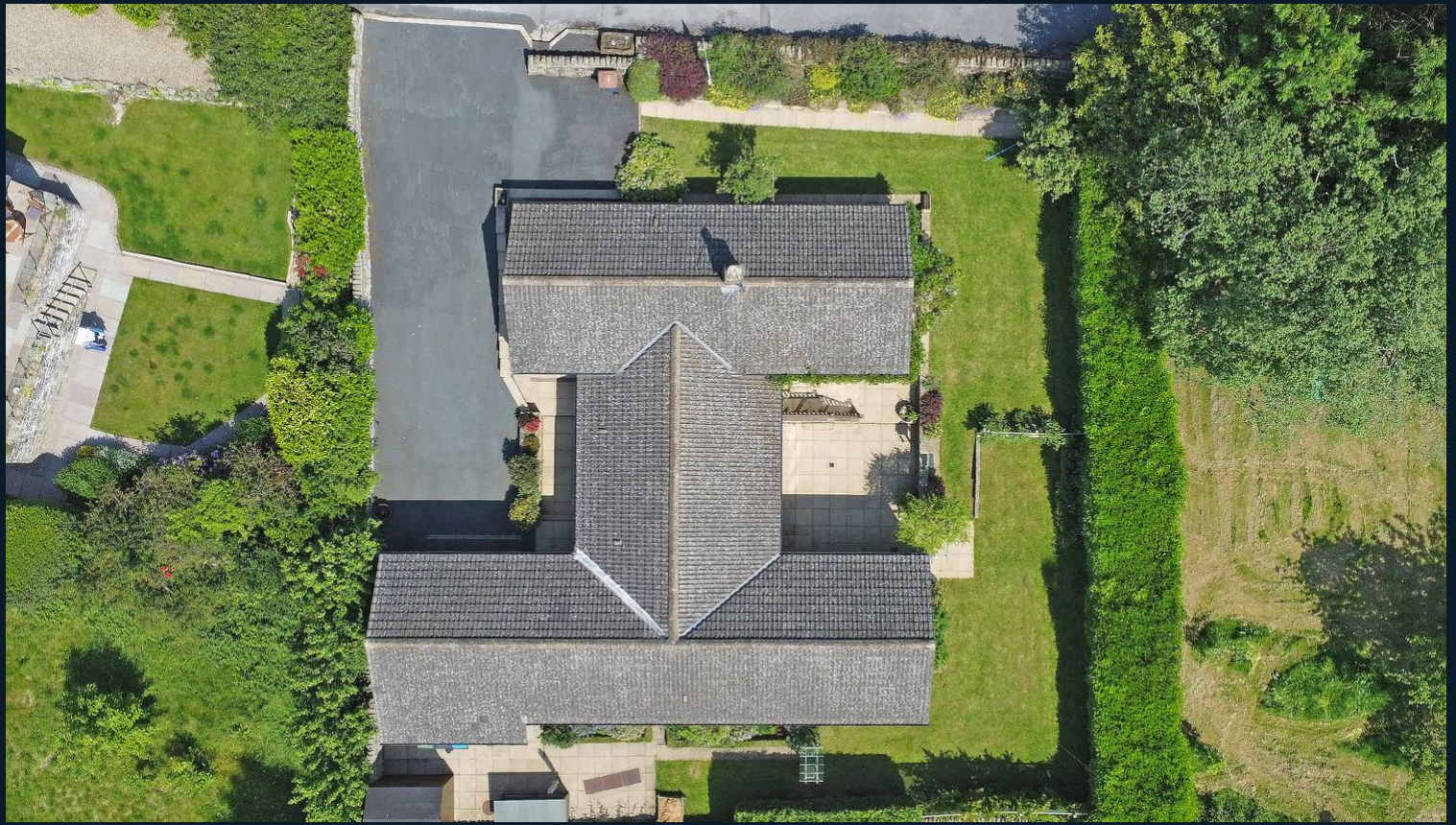
A driveway provides ample parking and leads to a garage with light, power, electric door and utility area with sink and space/plumbing for appliances.

The property stands within attractive lawned gardens with mature planted borders, a paved sitting area accessed via the sitting room and kitchen, and a further raised decked seating area with delightful countryside views.

Council Tax band: F

Tenure: Freehold

EPC Energy Efficiency Rating: C



SITTING ROOM

A spacious reception room with windows and glazed doors overlooking the garden. Stone fireplace with open fire.

LIVING KITCHEN

A stunning open plan kitchen and living/dining area. The kitchen comprises a range of modern fitted units with granite worktops, induction hob, integrated double oven and dishwasher.

CLOAKROOM

With WC and basin.

BEDROOM ONE

A large double bedroom with fitted wardrobes and en-suite.

EN-SUITE

With WC, basin and shower.

BEDROOM TWO

A good-sized double bedroom with windows to the front and rear.

BEDROOM THREE

A further double bedroom.

BEDROOM FOUR

A further good-sized bedroom or office with windows on three sides and door leading to a decked sitting area.

BATHROOM

A white suite comprising WC, basin and bath with shower above.





Total Area: 147.8 m² ... 1591 ft² (excluding garage)

All measurements are approximate and for display purposes only.

No liability is accepted by either the agency or Box Property Solutions Ltd as to the exact measurements of the rooms.

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