



Bow Bridge View, Tadcaster

- FOUR BEDROOM DETACHED HOUSE
- MANICURED FRONT AND BACK GARDENS
- CLOSE TO LOCAL AMENITIES
- NO ONWARD CHAIN
- PRIVATE PARKING AND GARAGE
- EPC RATING - D / COUNCIL TAX - E

£400,000

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HERE TO GET *you* THERE

Bow Bridge View, Tadcaster

DESCRIPTION

Set in the sought after location of Tadcaster, Hunters Wetherby are proud to present to the market this charming four bedroom detached home.

Upon initial entrance of the property you are guided to the generously proportioned lounge. This dual aspect space is flooded with light creating a warm and inviting atmosphere which is the perfect place to enjoy relaxing with your family. The lounge features a fireplace with a gas living flame fire which serves as a nice focal point in the room.

The lounge leads seamlessly through to the dining area which benefits from sliding patio doors that provide views over the manicured rear garden.

We then move through into the spacious kitchen, which is fitted with wall and base units as well as a range of integrated appliances such as a Neff electric hob, oven and microwave and integrated fridge. The kitchen provides access to the rear garden through a lobby.

To complete the ground floor accommodation, the downstairs W/C is comprised of a low level W/C and wash hand basin.

The rear garden is primarily laid to lawn with a patio area beside the house - this grants a good space for hosting in the summer months.

Graduating to the first floor of the property which comprises of four bedrooms and two bathrooms.

The principle bedroom is filled with light and benefited by fitted wardrobes and overhead cupboards which provide ample storage space. The room also feature a built in dressing table as well as an ensuite. The ensuite features a walk in shower cubicle, low level W/C and wash hand basin.

The second and third bedroom are good sized double rooms which also feature built in wardrobes and overhead storage.

The fourth bedroom is another good sized room however it doesn't feature any built in storage. This room would suit nicely as a home office.

The fully tiled house bathroom features a vanity unit, built in bath and low level W/C.

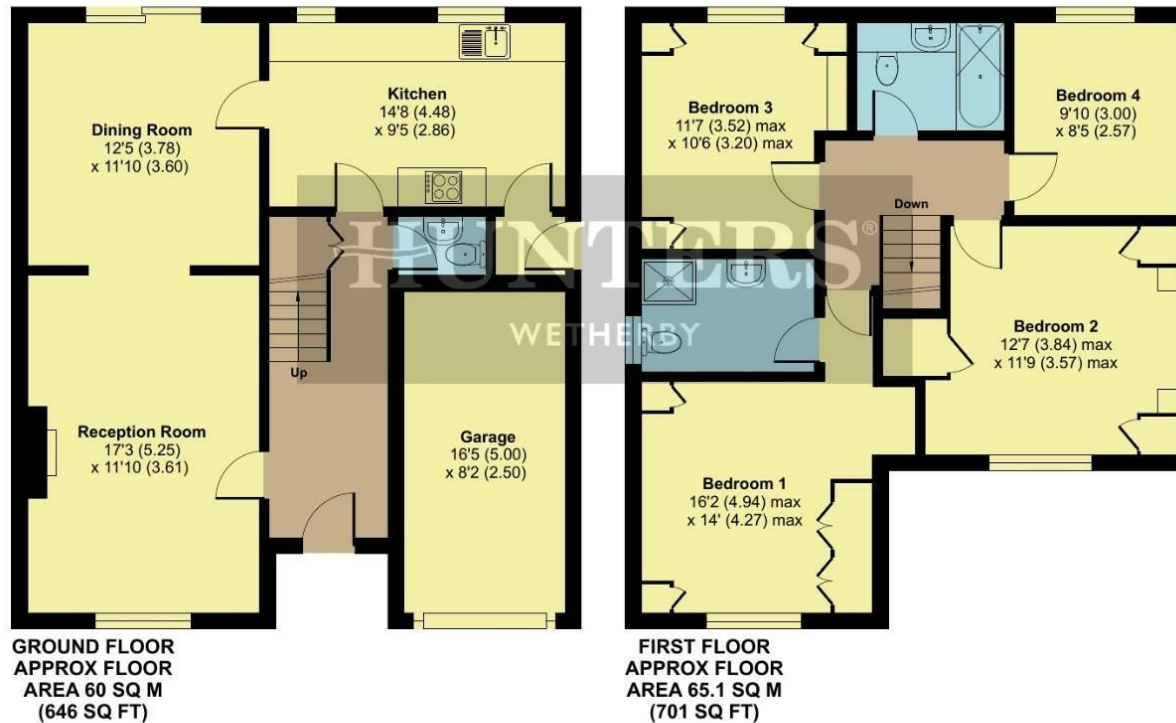
Externally, the front garden is primarily laid to lawn but features a tarmac driveway which provides private, off street parking and leads up directly to the garage.

The market town of Tadcaster is well situated for access to the A64 A1 & M1 and motorway network. This is a popular location for the busy family with good schooling options for primary and secondary age groups-including being in catchment for Tadcaster Grammar School, a range of shopping facilities, medical centre, swimming pool with gymnasium and sports centre.



Bow Bridge View, Tadcaster, LS24

Approximate Area = 1347 sq ft / 125.1 sq m
 Garage = 135 sq ft / 12.5 sq m
 Total = 1482 sq ft / 137.6 sq m
 For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Hunters Property Group. REF: 1360416

Viewing

Please contact our Hunters Wetherby Office on 01937 588228 if you wish to arrange a viewing appointment for this property or require further information.

5a Market Place Wetherby, LS22 6LQ

Tel: 01937 588228 Email:

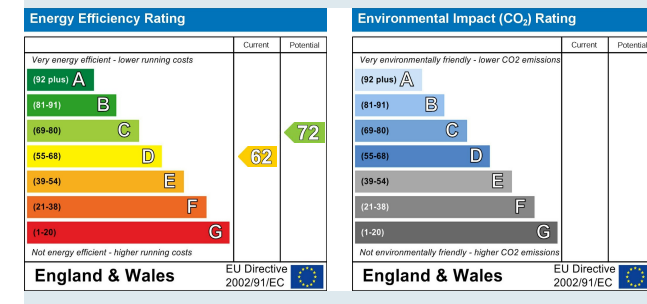
wetherby@hunters.com <https://www.hunters.com>



Council Tax: E

ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered

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