



The Workshop Ryther Road Cawood, YO8 3TR

Offers Over £650,000

NEW BUILD ** BESPOKE PROPERTY**10 year NHBC Warranty

Set back, yet standing proudly on Ryther Road in the picturesque, historic and highly regarded village of Cawood, this stunning new build detached house, constructed to exacting standards, with a high end finish throughout., offers a perfect blend of modern living and traditional charm. With four spacious bedrooms and two well-appointed bathrooms, this property is ideal for families seeking luxury, comfort and style. A new build house but with the heart and soul of a period property.

As you enter from the front, you are greeted by a striking green oak entrance porch, setting the tone for the quality and craftsmanship that defines this house. The interior boasts three generous reception rooms, providing ample space for relaxation and entertaining. Each room is thoughtfully designed to create an adaptable inviting space, perfect for both family gatherings and quiet evenings.

The expansive outdoor space ,appropriately 0.4 acre, is perfect for children to play, gardening enthusiasts, or to simply enjoying the tranquility of nature. Parking is a breeze with space for up to eight vehicles, ensuring convenience for both residents and guests. This home has been individually architect designed and built by an NHBC award winning and renowned local builder, ensuring that every detail has been carefully considered to meet the highest standards of modern living.

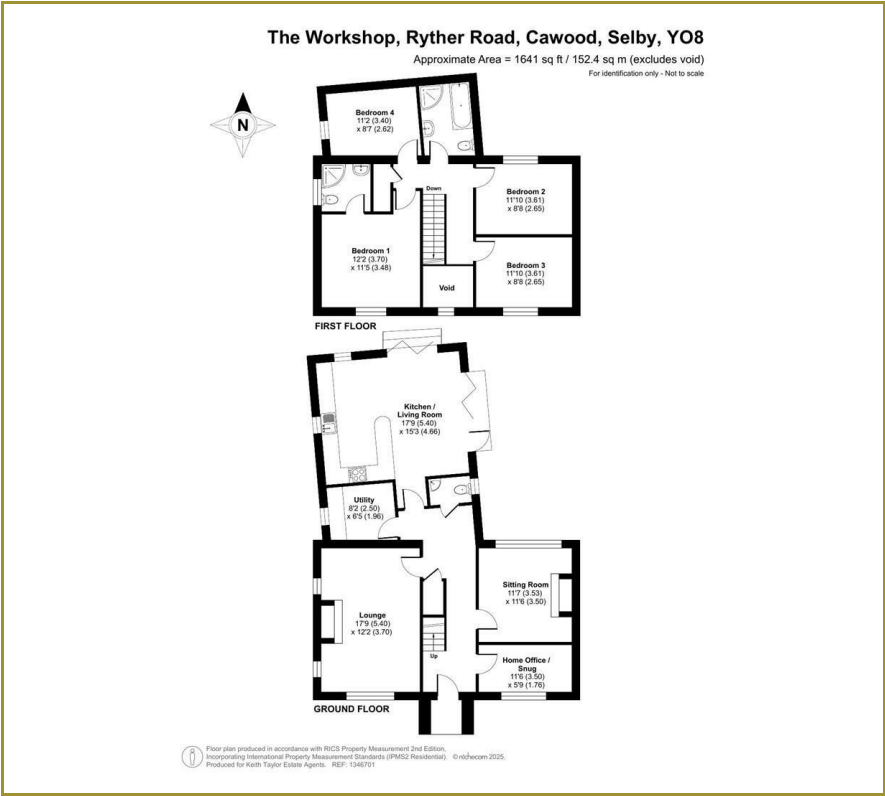
Cawood is a historic village that boasts fantastic amenities, including the 'Pickled Postle' corner shop, café and post office, primary school, fabulous walking routes like the 'Wolsey Walk' and an abundance of sports facilities from bowls, tennis, cricket and football - with some popular winning village teams! - which make Cawood an ideal location for families and individuals alike.

This property presents a unique opportunity to own a beautifully crafted home in a delightful community. Do not miss the chance to make this exceptional house your home.

- Individually Designed New Build Detached Property
- Built to Exacting Standards and Utter Quality Throughout
- Secure Gated Gravel Driveway
- 4 Double Bedrooms
- 2 Bathrooms
- Ground Floor Cloakroom & W.C
- Stunning Kitchen with BI-Fold windows to 2 Elevations
- Hand Crafted Green Oak Porch Entrance
- Large Detached Garage and Plentiful parking
- Further Lifestyle Land Available by way of Seperate Negotiation



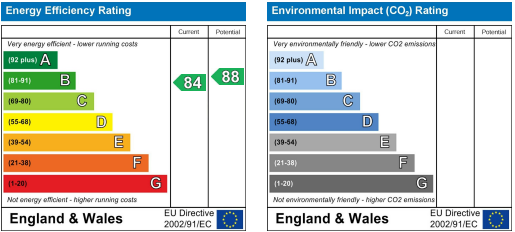
Floor Plan



Area Map



Energy Efficiency Graph



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