

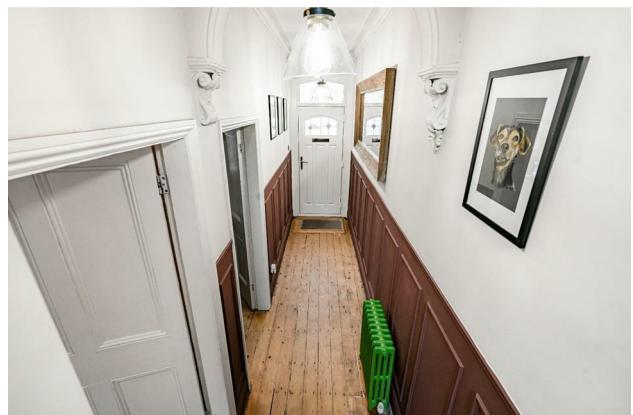
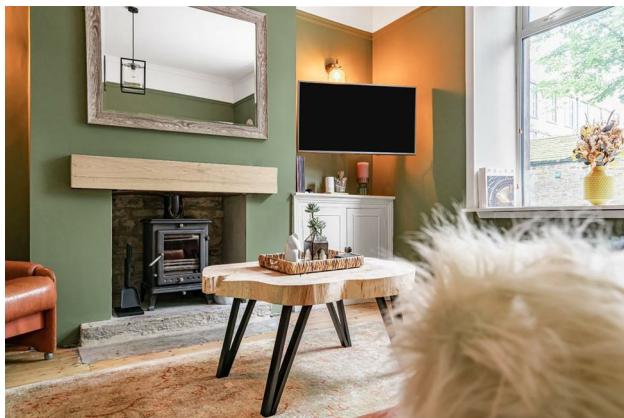
Croft Terrace, Carleton, Skipton

Price £320,000

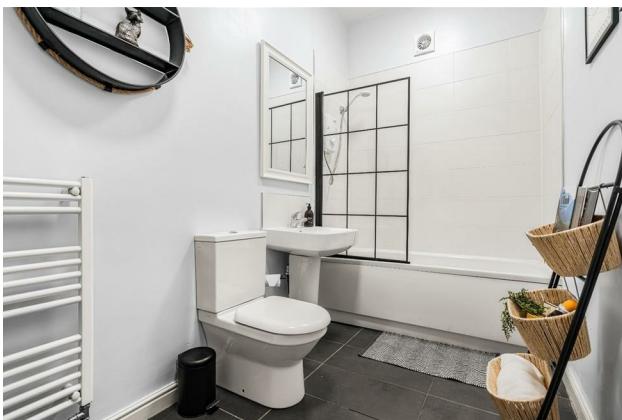
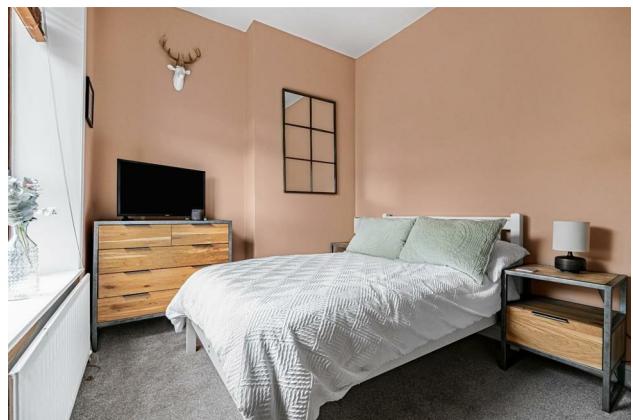
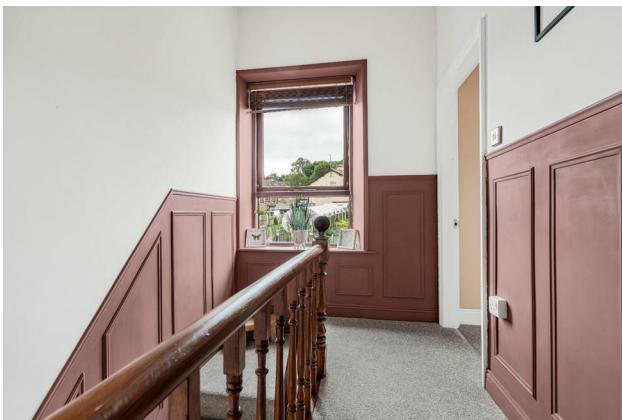
Property Images



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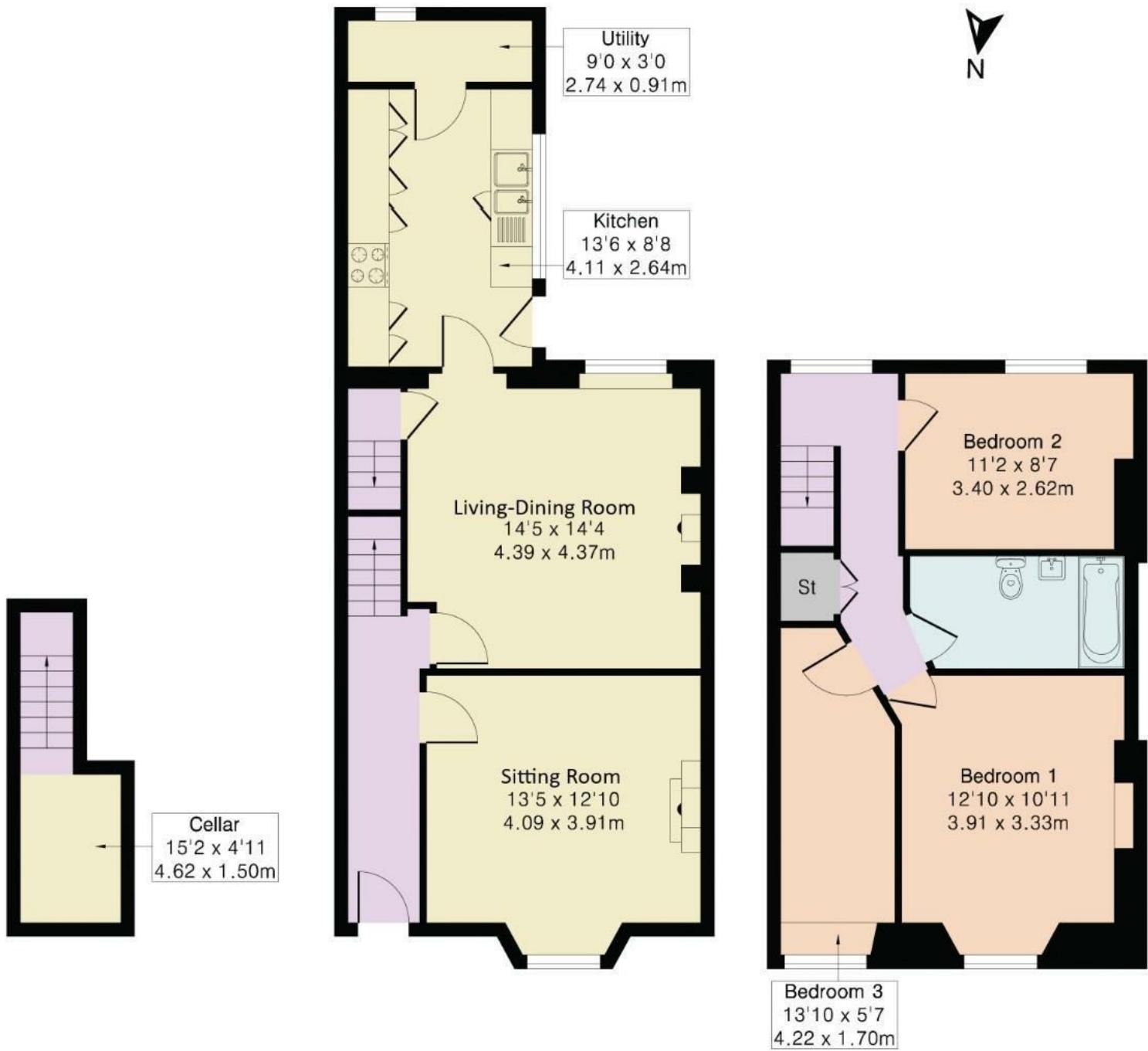


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Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		86
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



Nestled in the heart of the charming semi-rural village of Carleton, this delightful late Victorian end terrace house on Croft Terrace offers a perfect blend of character and modern convenience.

Just two miles from the bustling market town of Skipton, residents will enjoy easy access to a variety of shops and attractions while being surrounded by the stunning Yorkshire Dales.

This spacious stone-built property boasts two inviting reception rooms. Firstly, a charming and cosy sitting room features a multi-fuel-stove and period decorations, and with a pleasant outlook toward a former coaching inn. The generous-sized living-dining room also features a multi-fuel-stove, and offers ample space for a 10 person dining suite and accompanying furniture, and with a pleasant outlook onto the Yarden and Garden.

A good sized kitchen with under-floor-heating, has an extensive range of fitted shaker-style units, an integrated dishwasher, a quality range cooker and underfloor heating. Off from the kitchen, a practical laundry / utility room and there is a bulk-head cellar, providing further storage and functionality.

The first floor comprises three thoughtfully designed bedrooms, each offering lovely views, and a stylish bathroom equipped with a three-piece suite and a having a shower over the bath.

The property is enhanced by gas central heating and sealed unit double glazing. A notable feature is the solar PV installation, which not only contributes to the household's energy needs but also generates an attractive income through a 'Feed-in' tariff at circa £1500 per annum.

Outside, the property is complemented by a delightful and extensive enclosed garden, perfect for relaxation and outdoor activities, along with a secure good-sized yarden area. The village itself offers a range of local amenities, including a park, general store, public house, and a well-respected primary school, making it an ideal location for families. Skipton & Cononley train stations are just a couple of miles away with direct trains to Leeds & Bradford.

This property is strongly recommended for viewing, as it beautifully combines the charm of a period home with modern amenities, all set within a picturesque village surrounded by breathtaking countryside.

On-Line-Bullet-Points

- Superb example of a Victorian property
- Solar panels providing circa £1500 pa
- A delightful period sitting room with stove
- Large living-dining-kitchen with stove
- 3 good sized bedrooms
- Pleasant outlooks over the village
- Delightful & extensive garden
- Excellent primary school close by
- Village life & community
- 5 minutes into Skipton and train station