

Stable Cottage

Main Street, Helperby, York, North Yorkshire YO61 2PW









Located at the top of Main Street in the charming and highly sought-after village of Helperby, Stable Cottage is a two-bedroom end-terrace period home. Recently modernised, this delightful property offers well-appointed accommodation spread over two floors.

The ground floor boasts a warm and inviting sitting room, enhanced by a newly installed log-burning stove —perfect for cosy evenings. The adjacent breakfast kitchen features a range of shaker-style cabinetry, paired with a woodgrain-effect work surface and a stainless steel sink unit. A freestanding electric hob with an integrated oven, along with an overhead extractor, ensures functionality, while ample space allows for a dining table. A striking antique decorative stove adds a touch of character and charm.

From the entrance hall, internal access leads to a utility room/cold store, providing convenient storage space and plumbing for a washing machine.







A turned staircase rises to the first floor landing.

PRINCIPAL BEDROOM - A six-panel door opens into the principal bedroom, featuring a cast-iron fireplace and Yorkshire sash windows with views of Main Street and the Helperby Hall. The room boasts exposed, polished timber flooring.

SECOND BEDROOM - The second bedrooms enjoys views over the courtyard and private stable yard beyond.

HOUSE BATHROOM - Equipped with recently modernised white sanitary ware, panelled bath and electric shower overhead, a heated towel radiator, a pedestal wash hand basin with chrome mixer taps, WC.







EXTERNAL

Small walled courtyard to the rear with access to store/utility room with electrics and plumbing for a washing machine.

The property sits behind a cobbled verge to the front with an allocated off road parking space in the stableyard to the rear of the property.





LOCATION

Helperby is an historic and vibrant village set in the heart of North Yorkshire and is perfectly situated to enjoy and explore the magnificent surrounding countryside together with all that the county has to offer.

The village offers an excellent range of attractions and amenities for family life: a church; award winning pub with restaurant and rooms; Church of England primary school; village store, thriving village hall; recreation ground, sports club and cricket club. The village enjoys direct access to the River Swale together with a network of stunning country walks and bridleways.

The surrounding villages also offer a range of farm shops providing excellent fresh local produce, traditional cosy pubs, restaurants and hotels. The award-winning Crab and Lobster Restaurant and Crab Manor Hotel is approximately 2 miles away.

A short distance in any direction you'll discover a wealth of first-class visitor attractions in the surrounding countryside. Rivers, reservoirs and pastures, woodlands, ancient monuments and breath-taking moorland are right on the doorstep. The village offers easy access to the Yorkshire Dales to the west and Yorkshire Moors to the east with many National Trust attractions including Studley Royal Deer Park and Fountains Abbey World Heritage Site.

Set amidst open countryside, yet close to the market towns of Easingwold, Thirsk, Boroughbridge, and the cathedral city of Ripon boasting a weekly market, a wide variety of shops and supermarkets, Marks and Spencer, together with many public houses and restaurants, plus a leisure centre, swimming pool, racecourse, golf club, sports clubs and the renowned Ripon Grammar School.

The spa town of Harrogate, historic city of York and cosmopolitan city of Leeds are all within daily commuting distance.

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Services: Mains electricity, water and drainage. Electric radiators throughout.

Energy Performance Certificate: Rating E: Full copy of the energy performance certificate is available upon request.

Available for occupation immediately

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Viewing: Strictly by prior appointment through Buchanan Mitchell, telephone 01423 360055

The property will be let under an Assured Periodic Tenancy

Monthly Rental: £875 per calendar month

Deposit: £875 to be held in a deposit protection scheme)

Please note that the property will be let unfurnished

Client Protection Money: RICS

Buchanan Mitchell are members of the Property Redress Scheme

Mileages: Boroughbridge 5 miles, A1(M) 6 miles, Thirsk 11 miles, Harrogate 15 miles, York 16 miles, Northallerton 17 miles, Leeds 30 miles. (All mileages are approximate.)

Buchanan Mitchell

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