



Princess Close, Ripon, HG4 1HZ

Price: £245,000



01765 608203
solopm.com

Princess Close, Ripon, HG4 1HZ

A great opportunity to acquire a most appealing semi-detached house occupying a delightful corner position in an established cul-de-sac and conveniently placed for supermarkets, Ripon's vibrant city centre and surrounding countryside.

The property proudly displays the typical design characteristics from the era including wide windows to maximise natural light and generous proportions, resulting in a welcome blend of family versatility and comfortable familiarity.

A beautifully appointed kitchen and carefully chosen décor add to the appeal and complement the well-balanced and versatile living space, ensuring the house is perfect for the needs of couples or families, working from home and entertaining.

Further benefits include gas central heating and anthracite double glazing to give the property a more modern look.

SOLO SAY: The evergreen semi-detached house style, in its many iterations, remains a popular choice in the local property market. Having served as a long-term family home for our client, this much-improved example would make a compelling choice for a wide range of buyers.





Stepping inside reveals a bright hallway with turned staircase to the first floor and useful downstairs WC. The through reception room offers great proportions and flexibility for various sitting and dining configurations, with natural light provided by wide windows to the front and rear.

The beautifully appointed kitchen forms the centrepiece of the house, offering a stylish and ergonomically designed range of units with integrated appliances and plenty of workspace and enough room for a breakfast table if desired.

On the first floor, the bright landing has a window to the front and useful storage cupboard. The three good size bedrooms are complemented by a house bathroom with a white suite including a bath and separate shower.



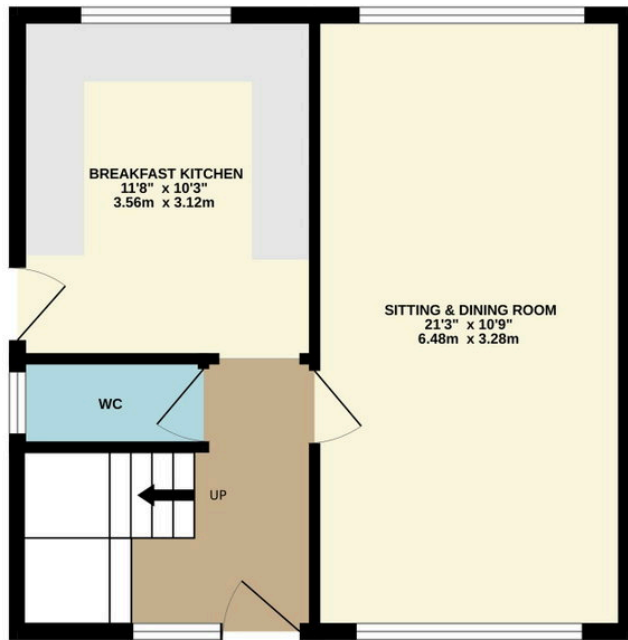
A drive provides off-street parking and there is a gravelled front garden with a selection of neat bushes. A side area leads to the rear garden which, although currently abundant with a bonsai tree collection, is a good size and enjoys a good degree of privacy.

The property occupies a quiet cul-de-sac position in this sought-after residential area close to countryside and lovely walks along the River Ure. Ripon city centre is within walking distance and provides a wide choice of shops, services, restaurants situated around the picturesque market place.

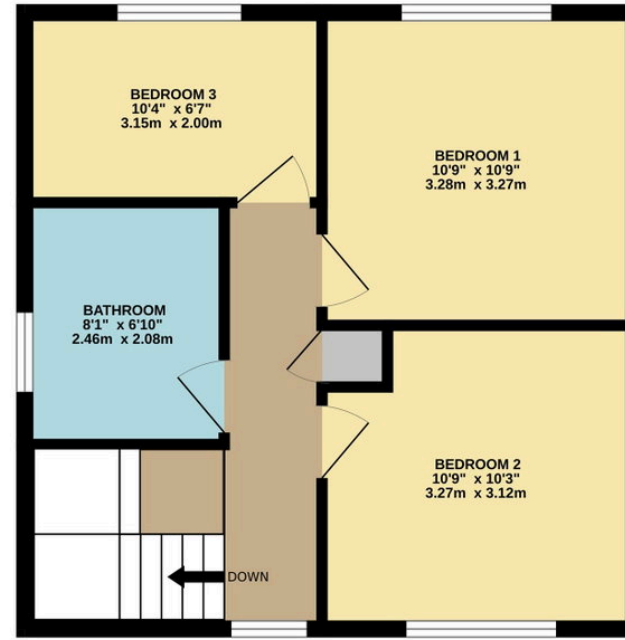
There are local supermarkets including an Aldi and Marks and Spencer food hall just a few moments away. Ripon is a charming small city with a historic centre and picturesque market place where you can find a superb range of amenities, shops and restaurants.

There are delightful walks near-by to take advantage of the surrounding area, making this the ideal location for those who seek to combine proximity to every-day amenities with access to the wonderful North Yorkshire countryside.





GROUND FLOOR



1ST FLOOR

TOTAL FLOOR AREA : 893 sq.ft. (82.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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