

NOVE



8 Green Lane West, Sowerby

Thirsk

Guide Price £300,000

8 Green Lane West

Sowerby, Thirsk

A three bedroom semi-detached bungalow in a popular Sowerby location, offering single storey living with a large enclosed garden, off street parking and a detached garage/workshop. Sowerby sits alongside Thirsk, with the town's market square, shops, schools and rail links to Northallerton and beyond within easy reach, along with the open countryside that borders the village to the south and east.

To the front, a block paved driveway provides off street parking. To the rear, the garden is mainly laid to lawn with a flagged pathway leading to a paved patio, ideal for outdoor seating and dining, while a separate gravelled area gives additional space and access to the detached garage/workshop with power and lighting, useful for those with hobbies, storage needs or home working requirements.

The property offers well proportioned accommodation throughout and would suit a range of buyers, from those looking to downsize to families wanting single level living with room to grow. With no onward chain, a straightforward and timely purchase is possible.

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D

- Spacious garden
- Detached garage
- Off-road parking (private driveway and gravel driveway)
- Garden access via French doors
- Modern bathroom with walk-in shower
- Outdoor seating and patio area
- Chain Free





Entrance Hall

21' 1" x 13' 3" (6.43m x 4.03m)

Accessed through a double glazed front door with covered porch, the entrance hall offers access to all principal rooms, including the three bedrooms, bathroom, kitchen and living room. The hall benefits from built in storage and offers loft access.

Living room

14' 4" x 14' 2" (4.36m x 4.31m)

A bright reception room to the front of the property, featuring a bay window with fitted vertical blinds and an octagonal leaded window to the side elevation. A feature fireplace with tiled inset and hearth forms a focal point to the room. Fitted carpet throughout, with space for freestanding furniture and access through to the inner hall.

Kitchen

12' 11" x 9' 6" (3.94m x 2.90m)

Fitted with a range of wall and base units with contrasting worktops, incorporating a stainless steel sink with drainer beneath the window. Space is provided for a freestanding cooker, with plumbing and space for a washing machine and dishwasher. Wood effect flooring runs throughout, and a double glazed door leads directly out to the rear garden, along with a window overlooking it.

Bedroom One

14' 2" x 10' 8" (4.33m x 3.24m)

A well proportioned double bedroom to the front of the property, with a bay window fitted with vertical blinds allowing plenty of natural light. Fitted wardrobes with louvre doors provide ample storage, with additional space for further freestanding furniture. Fitted carpet throughout.



Bathroom

9' 4" x 6' 5" (2.84m x 1.96m)

A modern shower room fitted with a walk in shower enclosure with electric shower, close coupled WC with concealed cistern and a vanity wash hand basin with storage beneath. Marble effect wall panelling and patterned tiled flooring throughout, with a window to the side elevation and inset ceiling spotlights.

Bedroom Two

13' 1" x 11' 3" (3.98m x 3.43m)

A further double bedroom to the rear of the property, with French doors overlooking and opening onto the garden, fitted with vertical blinds. Built in wardrobes provide fitted storage, with wood flooring throughout.

Bedroom Three

9' 6" x 7' 2" (2.89m x 2.18m)

A third bedroom to the side elevation, currently arranged as a home office, with a window fitted with vertical blinds and space for a double bed. Built in wardrobe storage is fitted to one wall, with fitted carpet throughout.

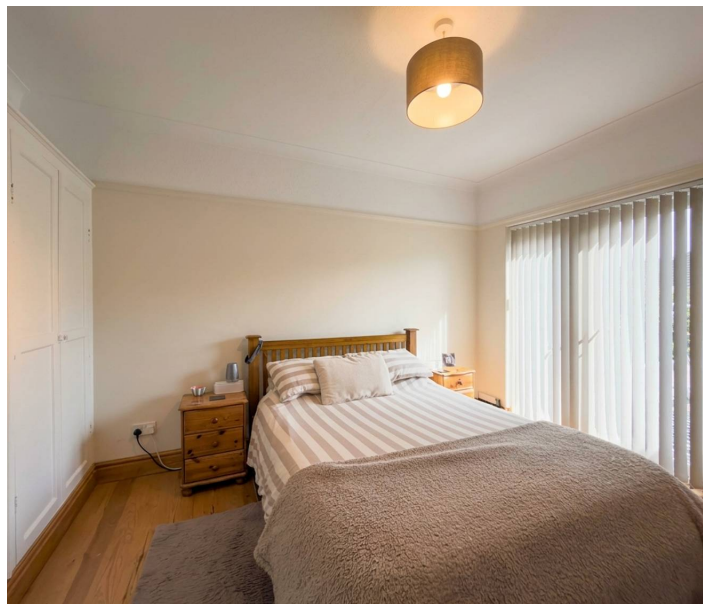
Exterior

To the front, a block paved driveway provides off street parking. To the rear, an enclosed garden is mainly laid to lawn with a flagged pathway leading to a paved patio, ideal for outdoor seating and dining. A separate gravelled area to the side provides additional space and access to the detached garage/workshop.

Garage

21' 5" x 17' 3" (6.54m x 5.27m)

A detached double garage/workshop with an up and over door, set within its own gravelled parking and turning area.





My New Project

SUBMITTED BY
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CREATED ON
8 September 2026

LOCATION
18 Green Lane West
YO7 1RN Thirsk
North Yorkshire
GB

DETAILS
Total area: 115.39 m²
Living area: 81.00 m²
Floors: 2
Rooms: 13

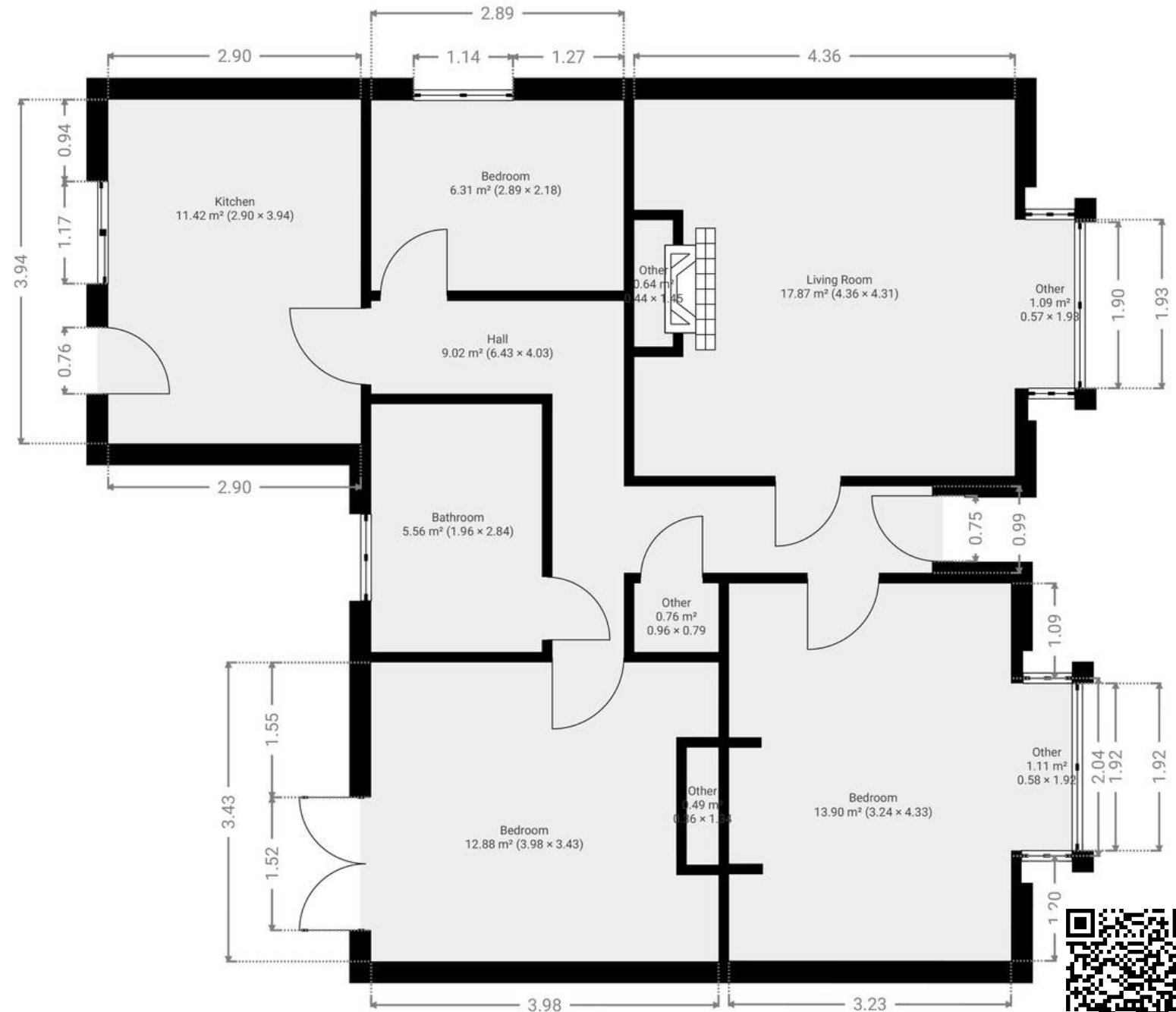
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OR ACCURACY OF DIMENSIONS.

0.0 0.5 1.0 1.5 2.0m
1:65

▼ Ground Floor

TOTAL AREA: 81.00 m² • LIVING AREA: 81.00 m² • ROOMS: 12



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