



Low Street

Hustwaite, York, YO61 4QA

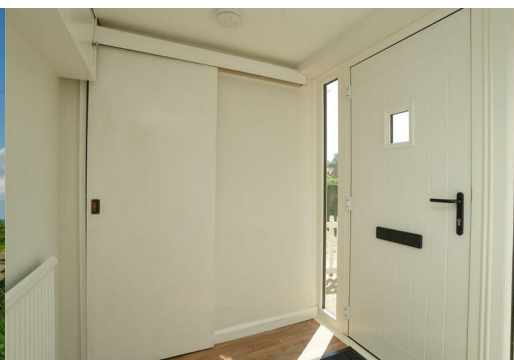
£1,050 Per Month



Available to rent in the picturesque village of Hustwaite is this charming and well-presented two-bedroom cottage. The accommodation briefly comprises an entrance lobby, hallway, cosy living room, dining kitchen and WC to the ground floor, with two bedrooms and a bathroom to the first floor.

Externally, the property benefits from a low-maintenance gravelled garden to the front, a small enclosed gravelled courtyard to the rear, and a generous lawned garden with a garage beyond. The rear of the property enjoys stunning rural views across open fields towards the Hambleton Hills.

Early viewing is highly recommended to fully appreciate all that this delightful home has to offer. EPC Rating E , Council Tax Band: D



Hustwaite

Hustwaite is a highly regarded and picturesque village nestled at the foot of the Hambleton Hills in North Yorkshire, offering an idyllic rural lifestyle with a strong sense of community. The village benefits from a well-regarded primary school, a traditional village pub, village hall, and church, making it particularly appealing to families and those seeking a close-knit environment. Surrounded by beautiful countryside and scenic walking routes, Hustwaite enjoys easy access to the Howardian Hills and the nearby market towns of Easingwold and Thirsk, both of which provide a wider range of shops, amenities, and transport links, including mainline rail services to London and Edinburgh.

Property Description

Upon entering the property, you are welcomed into an entrance lobby which provides access to the downstairs WC and leads through to the main entrance hall. From here, there are doors to the dining kitchen and living room, as well as access to a useful understairs storage cupboard and stairs rising to the first floor accommodation. The dining kitchen is situated to the rear of the property and is fitted with a range of wall and base units with complementary worktops, an integrated stainless steel sink with mixer tap, a freestanding electric cooker with double oven, grill and four-ring hob, along with space and plumbing for additional appliances. Windows to the side and rear elevations allow for plenty of natural light, with the rear window enjoying attractive rural views across the surrounding countryside. The living room is positioned to the front of the property and features a log burner as a focal point to the room. There are also two windows to the side elevation and glazed French doors opening out onto the front garden. Completing the ground floor is the downstairs WC, fitted with a hand wash basin and toilet.

To the first floor, the landing provides access to two double bedrooms, both of which benefit from built-in wardrobes, and the house bathroom. The bathroom is fitted with a bath with shower over and glass shower screen, pedestal hand wash basin and toilet, with a window to the side elevation. There is also a useful storage cupboard accessed from the landing.

Externally, the property benefits from a low-maintenance gravelled garden to the front, a small enclosed gravelled courtyard to the rear, and a generous lawned garden beyond. The rear garden enjoys stunning rural views across open fields towards the Hambleton Hills. The property also benefits from a detached garage with an up-and-over door.

Additional Information

- Oil Central Heating
- Double Glazed Windows
- Council Tax Band: D
- EPC Rating: To Follow

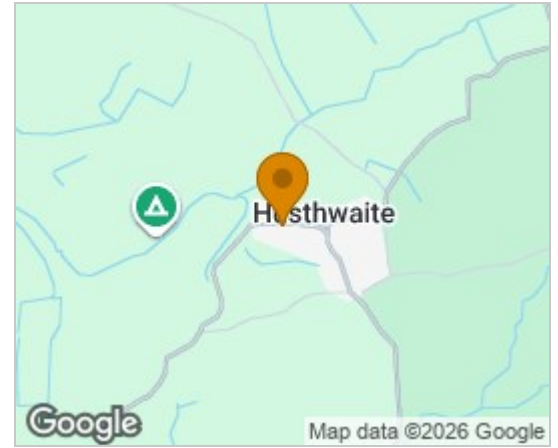
Agents Note

- Please be advised that there is a public footpath that runs down the inside of the hedge line of the garden.
- Please be advised that this property is situated next to a village Church.

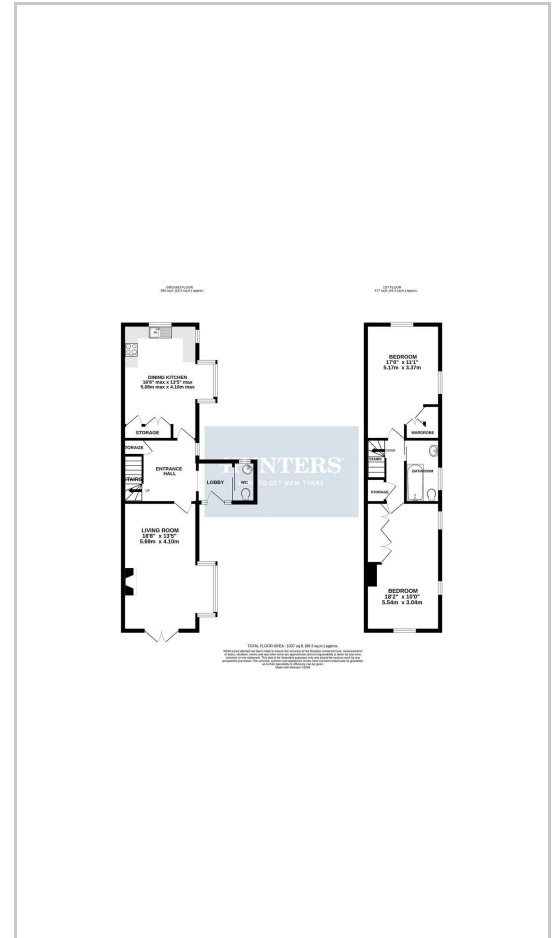
Disclaimer.

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

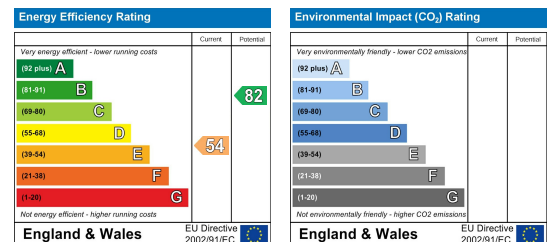
Area Map



Floor Plans



Energy Efficiency Graph



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