



Langthorpe Meadows, Langthorpe, Boroughbridge £495,000

**** EXECUTIVE SYLE DETACHED HOUSE ****

A spacious 3 / 4 bedroom detached house set on a corner plot in the exclusive Langthorpe Meadows development, ideal for families and with a finish to the highest specification.

The development is situated in Langthorpe, less than a mile from the High Street of Boroughbridge, and as such is ideally positioned for local primary & secondary schools, and the A1 motorway with Harrogate, York and Leeds within an easy commute.

Foreword

Plot 8 on the exclusive Langthorpe Meadows Development sits at the head of the cul-de-sac and will be ready for completion by the end of 2026. The property represents an ideal family opportunity and features 4 generous bedrooms including a master suite, in addition to a luxury breakfast kitchen, spacious lounge and integral garage.

Langthorpe Meadows

Northvale Developments are a private residential development company based in Yorkshire, creating bespoke new homes with Langthorpe Meadows being no different. Their 55 years of expertise gives every purchaser the benefit of historic local connections and knowledge, while providing unparalleled expertise in creating idyllic new homes.

Each plot is being finished to the highest specification featuring Air Source Heat Pumps with underfloor heating, high quality kitchen and bathrooms, and with a selection of 2, 3, 4 and 5 bedroom units to cater for all discerning purchasers.

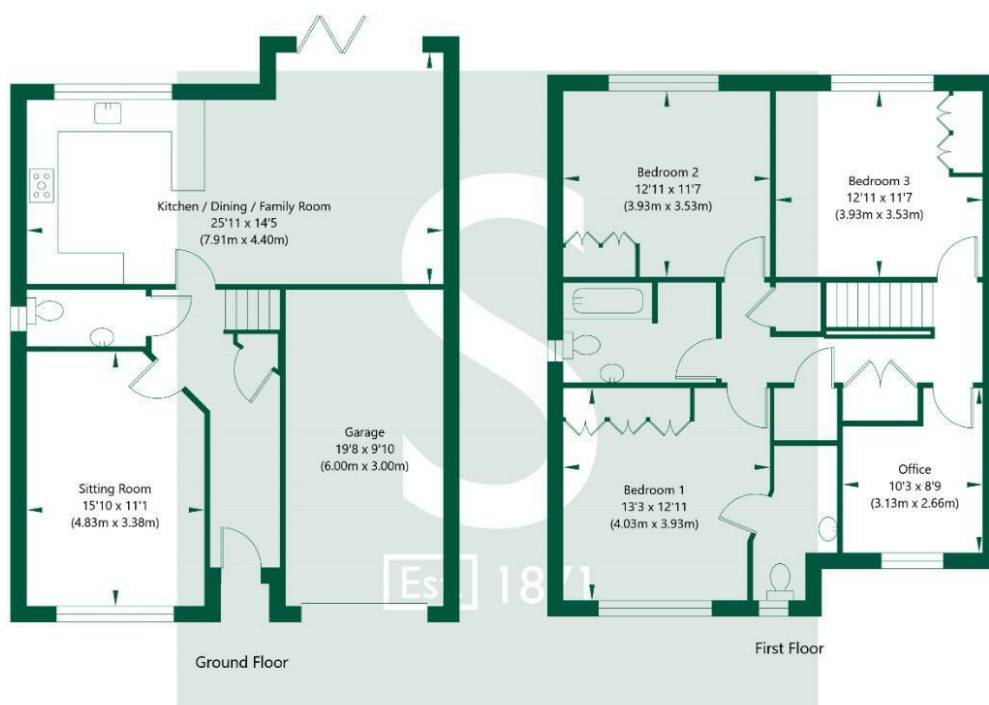
The focus of this, and every Northvale Development is location, heritage and community with houses built to be sympathetic to local character, making best use of space and layout. With a wealth of previous experience, Northvale Developments have placed huge emphasis on both the quality and design of these new homes.

Each house comes with a ten year New Home Warranty and completion is anticipated for the summer. There are 9 plots with a range of price points to cater for differing budgets. A site and individual property inspection is strongly recommended.

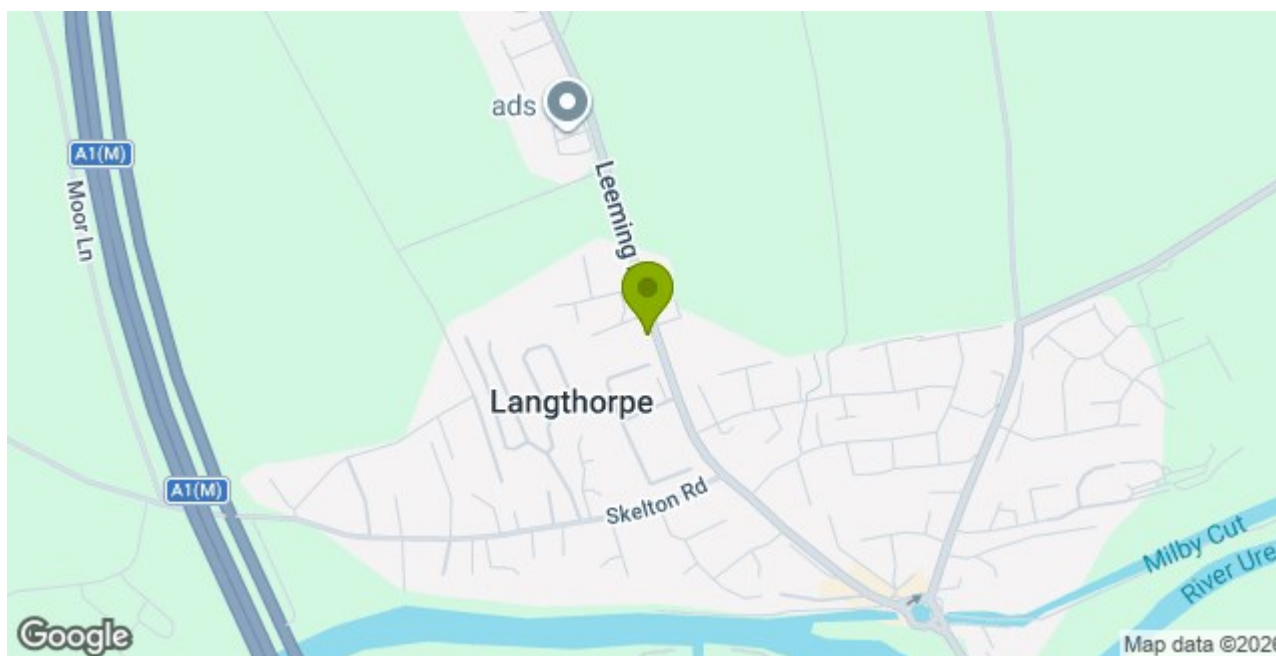
Please contact our Stephenson's Boroughbridge Office to arrange your individual appointment to view.

In accordance with Anti-Money Laundering Regulations, we are required to carry out identity and anti-money laundering checks on all purchasers. A non-refundable fee of £30 + VAT (£36 including VAT) per purchaser is payable for these checks. The fee must be paid before we can issue a Memorandum of Sale to the solicitors and is non-refundable should the purchase subsequently not proceed

Plot 8 Langthorpe Meadows



NOT TO SCALE - FOR ILLUSTRATIVE PURPOSES ONLY
 APPROXIMATE GROSS INTERNAL FLOOR AREA 1410 SQ FT / 131.01 SQ M - (Excluding Garage)
 Copied from architect plans and accuracy cannot be guaranteed
 All measurements and fixtures including doors and windows are approximate and should be independently verified.



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