



Hirst Road

Chapel Haddlesey, YO8 8QQ

Offers In The Region Of £625,000

** QUALITY HUGE DETACHED WORKSHOP ** PARKING FOR A MOTORHOME **

'Scholey House' in the charming village of Chapel Haddlesey, this delightful detached house on Hirst Road offers a perfect blend of modern living and classic 1930s features. With an impressive layout, the property boasts three spacious reception rooms, providing ample space for both relaxation and entertaining.

The home comprises four well-appointed bedrooms, including a convenient ground floor bedroom (bedroom 5), ideal for guests or those seeking ease of access.

The two bathrooms ensure that family life runs smoothly, catering to the needs of a busy household.

One of the standout features of this property is the expansive summer house, which presents a wonderful opportunity for a home office, studio, or simply a tranquil retreat to enjoy the garden views.

Parking will never be an issue here, as the property accommodates multiple vehicles, making it perfect for families or those who enjoy hosting gatherings. The location is particularly advantageous, offering great access to the M62, ensuring that commuting to nearby towns and cities is both quick and convenient.

Chapel Haddlesey is a popular village, known for its friendly community and picturesque surroundings.

This home not only provides a comfortable living space but also a lifestyle enriched by the charm of village life. With its unique features and generous space, this property is a rare find and is sure to appeal to a variety of buyers. Don't miss the opportunity to make this lovely house your new home.

- Unique Detached House
- 5 Bedrooms (one on the ground floor)
- 2 Bathrooms
- HUGE DETACHED WORKSHOP
- Single Garage
- c1930's construction
- Rear Garden with Large Summerhouse
- Bespoke Hand Crafted Kitchen
- Large Log Burner and Surround Feature
- Solid Oak Floor to the Lounge

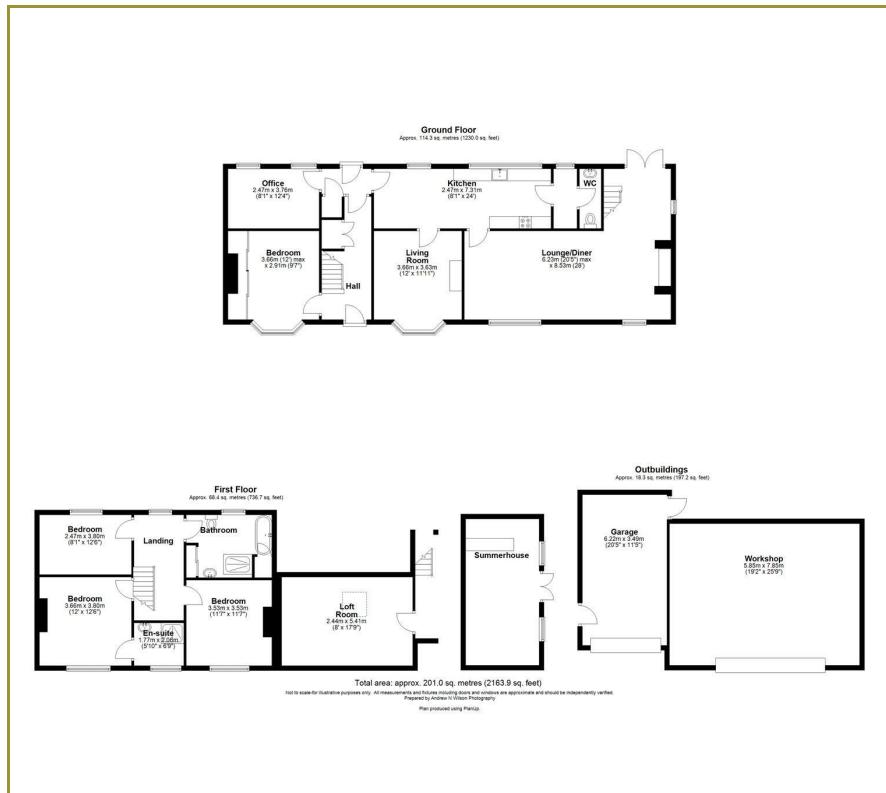
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Floor Plan



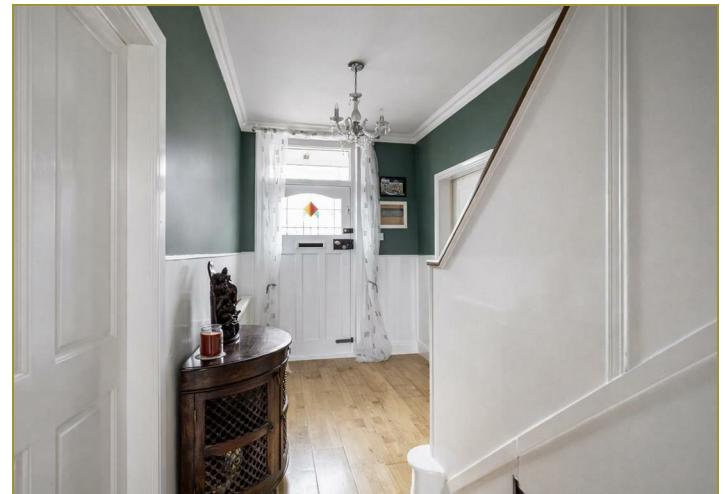
Area Map



Energy Efficiency Graph

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
		Current	Potential
Very energy efficient - lower running costs (92 plus)	A		
(81-91)	B		
(68-80)	C		
(55-68)	D	68	
(38-54)	E		
(21-38)	F	39	
(1-20)	G		
Not energy efficient - higher running costs			
EU Directive 2002/81/EC			
England & Wales			
EU Directive 2002/81/EC			
England & Wales			

Not environmentally friendly - higher CO₂ emissions



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