



BRAESIDE SKELTON ROAD
Langthorpe, York



GSC GRAYS

PROPERTY • ESTATES • LAND

BRAESIDE SKELTON ROAD

York, YO51 9BZ

Braeside has been a much loved home offering well maintained three bedroom two bathroom accommodation with low maintenance grounds and a detached double garage, positioned centrally in the popular village of Langthorpe.

ACCOMMODATION

Detached three bedroom home with two bathrooms
Large reception room and dining kitchen
Low maintenance grounds
Detached double garage
Central Village location
Walking distance to amenities
Ideal for retirement couples
Garden to front and enclosed courtyard to rear



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Braeside

Braeside is a super home that has been much loved by the current owners for over 20 years. It has been maintained to a great standard and updated where necessary over their tenure. The property offers deceptively spacious accommodation that is perfect for both families and those wanting a future proofed home. The ground floor bedroom and bathroom and its proximity to local amenities ensure that this home will generate a great degree of interest.

Briefly comprising:

To the ground floor: Reception Hall, cloakroom/w.c, stairs off, expansive dining - kitchen with wide range of wall and floor mounted units, utility room, lounge with bay window and doors leading to the courtyard and feature fireplace, master bedroom with built in wardrobes and ensuite bathroom.

To the first floor: Large landing with fantastic under eaves storage, bedroom two over looking the front garden and bedroom three to the rear with further storage.

Outside

The property is approached via a gravelled driveway that gives access to the property to the rear. There is a large double garage with electric remote control door and pedestrian access to the side.

To the front of the property is a walled and hedged lawned garden and mature borders which offers a good degree of privacy. There is an enclosed courtyard to the rear perfect as a relaxing spot for reading in the sunshine or alternatively alfresco dining. There is a path both to the front and rear with pedestrian access gates.





The Appeal of our Home - The Owners Insight

Our family have enjoyed living at Braeside for over twenty years. With everything on one floor including the master suite it has truly offered future-proof living, alongside generous first floor bedrooms for families. We have lovely memories of many occasions with the French doors flowing out into the courtyard, a gorgeous secluded sun trap. Langthorpe is a beautiful, friendly village with the countryside on your doorstep and the many cafes, shops and amenities in Boroughbridge within easy walking distance.

Situation and Amenities

Braeside is located centrally in the popular village of Langthorpe. The village is positioned on the northern edge of the thriving market town of Boroughbridge which has a huge variety of amenities including independent eateries, boutiques, gift shops and butchers and bakers. There is a large doctors' surgery and dental practice, and the town is a short drive away from nearby Harrogate, Ripon and York.

There are many good state and independent secondary schools in the local area including Boroughbridge High School, Cundall Manor and Queen Ethelburga's. There are local primary schools in Boroughbridge, Kirby Hill and Roecliffe. With easy access to the A1M at Boroughbridge, mainline rail connections are available from nearby Harrogate, York and Thirsk to London and Edinburgh.

Services and Other Information

All mains services are connected to the property.



Local Authority and Council Tax Band

North Yorkshire Council

Council Tax Band E

EPC

Rating C

Fixtures and Fittings

Unless specifically mentioned within these sale particulars, only fitted carpets are included in the sale. All objects of statuary, chattels, furniture, furnishings, wall hangings, display cases, light fittings and garden ornaments are specifically excluded from the sale although some items may be available by separate negotiation.

Rights of Way, Wayleaves and Easements

The property is sold subject to and with the benefit of all existing wayleaves, easements and rights of way, public and private whether specifically mentioned or not.

What3Words

///enjoys.lasts.chats

Viewings

Strictly by appointment with GSC Grays 01423 590500

Disclaimer

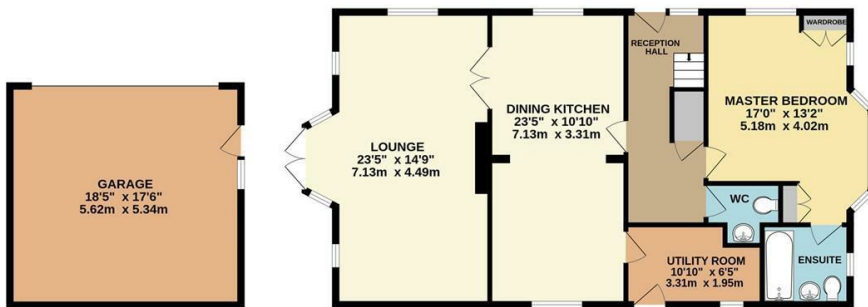
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6. Please discuss with us any aspects that are important to you prior to travelling to the property.

Particulars and Photographs

Particulars written – July 2026

Photographs taken – July 2026



GROUND FLOOR
984 sq.ft. (91.4 sq.m.) approx.



FIRST FLOOR
651 sq.ft. (60.5 sq.m.) approx.



TOTAL APPROX. FLOOR AREA EXCLUDING GARAGE 1635 SQ.FT. (151.9 SQ.M.)

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.

DISCLAIMER NOTICE:

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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