

THORNEY MEADOWS

SPENNITHORNE

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Arriving home...

Spennithorne, in North Yorkshire, is a charming village that offers a calm, country way of life. It has a friendly local pub, a well-regarded primary school, and sits only a short drive from Leyburn and Middleham, giving you easy access to shops, dining and day-to-day amenities while still enjoying a rural setting. With open countryside all around and the Yorkshire Dales close by, it's perfect for anyone who enjoys walking, fresh air, and a slower pace. This lovely home is offered at a 30% discounted price, available to buyers who can show they have a genuine financial need for this specific property and its reduced price point.

As you arrive, you pull onto your own private driveway with generous parking space. A path leads you past the front garden, creating a warm, inviting approach to the house.

Built just 7.7 years ago using traditional Yorkshire stone, the home has a classic, enduring character. Stepping inside and turning left, you enter the living room, this is a large spacious room perfect for family living and cosy TV nights! There's room for two sofas, and the large front window brings in plenty of daylight, giving the space a relaxed and welcoming feel.

Moving through to the kitchen and dining area, the wood shaker-style design feels considered and efficient. There's space for your washing machine, there is an integrated fridge/freezer, plus an integrated oven, hob and dishwasher to keep things neat and uncluttered. The dining area sits just off the kitchen and looks out onto the rear garden, making it an ideal spot for everyday meals. A WC is also conveniently located off the kitchen for family use.



Heading upstairs..

Upstairs, you'll find three generously sized bedrooms, giving plenty of choice for family life, visiting guests, or a quiet spot to work from home. The two larger doubles have ample room for a bed, wardrobes and even a dressing table, without feeling tight or overfilled. The third bedroom, though more compact, remains very usable — a lovely fit for a child's room, an office, or an occasional guest room.

The main family bathroom is also on this level. It includes a bath with an overhead shower, a contemporary basin, and a WC. A window allows natural light to filter in, keeping the room feeling bright, comfortable, and well-ventilated.



Breath of fresh air...

The north-facing back garden is a peaceful and private space, ideal for relaxation. Overlooking open fields at the rear, the garden feels secluded, with no houses directly behind. A side gate connects to the driveway, making access practical while keeping the garden enclosed and private.

Finer Details:

Postcode: DL8 5RE

Freehold

Council Tax Band: D

EPC Rating: C

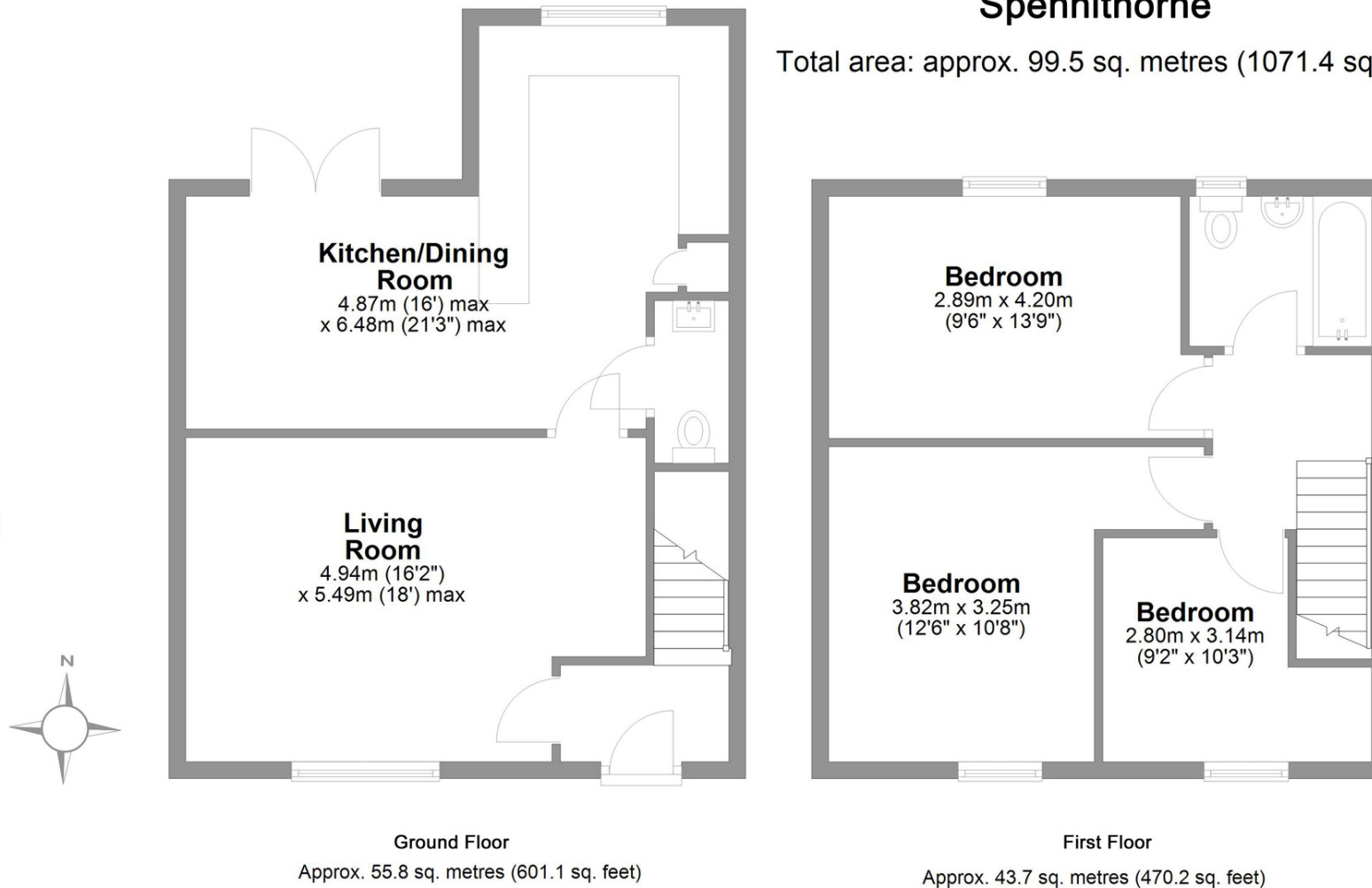
Gas central heating (Calor- shared tank with the rest of the estate)

Full ownership at a 30% discounted price, available to buyers who can demonstrate a financial need for this pricing level.



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Total area: approx. 99.5 sq. metres (1071.4 sq. feet)



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Whilst every attempt has been made to ensure the accuracy of the floorplans 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 not drawn to scale and is for illustrative purposes only & should be used as such by any prospective purchaser. Created especially for Love Property by Vue3sixty Ltd