



5 WEST END, OSMOTHERLEY
NORTHALLERTON, NORTH YORKSHIRE, DL6 3AG



5 WEST END

Osmotherley, Northallerton, North Yorkshire, DL6 3AG

A traditional stone cottage located in the heart of Osmotherley. The property comprises an entrance hallway, open plan kitchen/living room, three bedrooms, bathroom and garage store. Additionally there is a shop which could potentially be converted to additional accommodation for the cottage (subject to required planning consent). On street parking is available to the front of the property on West End.

- Traditional Stone Cottage
- Three Bedrooms
- Shop & Garage Store
- Located in the Heart of Osmotherley
- EPC Rating TBC

GET IN TOUCH

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DESCRIPTION

5 West End is accessed down the side of the property via a wooden door into entrance hallway with storage cupboard and door into the open plan kitchen/living room which comprises modern grey wall and floor units, laminate worktops, sink and drainer. There is a free standing electric range cooker, space for a tall fridge freezer, plumbing for a washing machine and an integrated dishwasher. The living area is carpeted and enjoys fireplace, fitted furniture and a bay window overlooking the Village Cross in the heart of Osmotherley.

Upstairs there are bedrooms, two of which are doubles and the third a single. The family bathroom comprises a bath with shower over, WC and wash hand basin. Part of the ground floor comprises a shop with internal access to a lower ground floor garage store with water and power. Planning Permission was granted in 2009 (and lapsed in 2012) for this to be converted and incorporated into additional accommodation for the house.

On street parking is available to the front of the property on West End.

LOCATION

Osmotherley is one of the area's most sought after villages and is located within the North Yorkshire Moors National Park. It is within easy reach of the A19 trunk road & the mainline train station in nearby Northallerton. The village has a range of well-regarded restaurants & pubs, a village store, primary school & regular bus service whilst being perfectly located for a range of outdoor pursuits.

Charges

North Yorkshire Council Tax Band C.

Services

Mains electricity, water and drainage are connected. Electric heating installed.

Viewings

Viewings are strictly by appointment. Please contact the agent on 01609 773004.

Tenure

Freehold





Agent's Notes

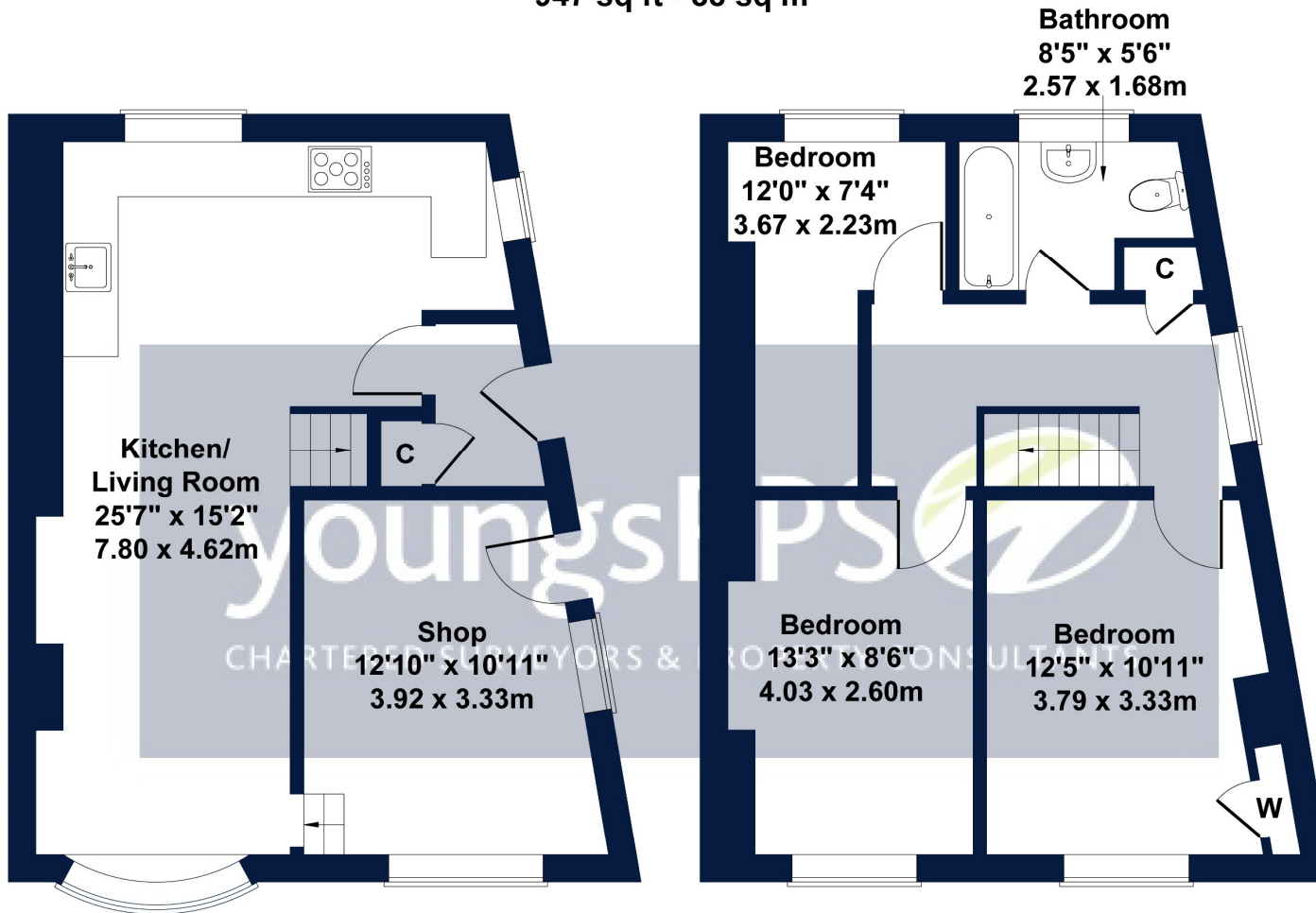
Planning Permission was granted in 2009 for the Chip Shop to be converted into additional accommodation for the house. This lapsed in 2012.

Free Market Appraisal - We will be pleased to provide unbiased and professional advice, without obligation, on the marketing and current value of your present home.



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Approximate Gross Internal Area
947 sq ft - 88 sq m



GROUND FLOOR

FIRST FLOOR

SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY

All measurements walls, doors, windows, fittings and appliances, their sizes and locations, are approximate only. They cannot be regarded as being a representation by the seller, nor their agent.

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