



Luke Miller & Associates
ESTATE AGENTS LETTINGS AGENTS FINANCE

5 Barbeck, Thirsk, North Yorkshire, YO7 1DQ
Price Guide £465,000

A rare opportunity to acquire this substantial and characterful family home, dating back to the 1800s and extended to provide generous and versatile living space throughout. With multiple reception rooms, four bedrooms, mature gardens, and ample parking, this home is ideal for growing families.







The Property

Dating back to the 1800s and extended in more recent times, this exceptionally spacious and versatile family home offers substantial accommodation rarely found in this price range.

Upon entry, a generous reception hall—currently used as a secondary living room—features windows to the front elevation and provides access to the formal sitting room, which has a wood burning stove set as the focal point and two windows to the front elevation. Adjacent to the sitting room, through elegant arches into a third reception room. This additional space also offers access to the rear garden and could be adapted to suit a range of uses, including as a family room or garden room. Should the purchaser wish, this area could be separated from the sitting room with the simple addition of doors.

The dining room, also positioned to the front elevation, benefits from a large window and is open to the kitchen. While the kitchen would benefit from modernisation, it currently provides a range of fitted appliances, excellent storage, and ample worktop space. Adjoining the kitchen is a useful utility room and a ground-floor bathroom with a shower.

To the first floor are three generously sized double bedrooms along with a fourth single bedroom. The principal bedroom includes the advantage of an en-suite shower room. Also accessed from the landing is the main house bathroom and a series of excellent built-in storage cupboards.

Externally, the property enjoys a well-maintained and low-maintenance garden with ample off-road parking for several vehicles. Additionally, there is also sheltered space that may accommodated an RV beneath if required.

To the rear, the garden has been beautifully designed for keen gardeners, featuring raised beds filled with a variety of herbaceous and flowering plants, alongside a stone-flagged path that winds through the space. Two external stores provide useful storage solutions.

Important Information

The property is Freehold

Council: North Yorkshire

Tax Band: C

EPC: C

EPC Link: <https://find-energy-certificate.service.gov.uk/energy-certificate/0043-3051-3206-8895-1204>

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