



7 South Terrace, Thirsk, YO7 1RH  
Offers Invited £210,000



**Luke Miller & Associates**  
ESTATE AGENTS LETTINGS AGENTS FINANCE

**NEW PRICE – NO ONWARD CHAIN.** A fantastic opportunity to purchase this spacious Late Victorian terraced home, offering flexible accommodation arranged over three floors and a generous south-facing rear garden. Ideally positioned for Thirsk town centre, local schools and nearby open space, this characterful property combines period appeal with excellent living space and is ready for its next owner to make their own.



**The Property**

On entering the property, the kitchen provides excellent storage through a range of fitted base and wall units, together with generous worktop space. A window to the side elevation allows natural light into the room, with doors leading to the dining room and utility area and, in turn, ground-floor bathroom.

The dining room is a well-proportioned space which could also serve as a second sitting room if required. It has a window overlooking the rear garden, access to the lounge and stairs rising to the first floor.

The lounge features the high ceilings associated with a Victorian home, together with a large south-facing window which allows plenty of natural light into the room. A decorative wood-burning stove with a timber mantel forms the main focal point.

Completing the ground floor is the bathroom which comprises panel bath with shower, W.C, wash hand basin sink set on a pedestal, tiled surround and also a window to the side elevation.

On the first floor, there are two bedrooms. The principal bedroom is a generous double room with a window overlooking the gardens, while the second bedroom is a single room with a window to the rear elevation. A further staircase leads to the attic room, which offers useful additional space and could suit a variety of purposes. A window provides natural light.

Externally, the main garden is positioned to the front of the property and includes a lawn, established beds and borders, and a patio seating area. Its south-facing position and mature planting provide a pleasant degree of privacy. To the rear is a small courtyard with a personal gate leading to the access road.

**Important Information**

Council: North Yorkshire

Tax Band: C

EPC: D

EPC Link: <https://find-energy-certificate.service.gov.uk/energy-certificate/6400-4067-0322-3526-3853>

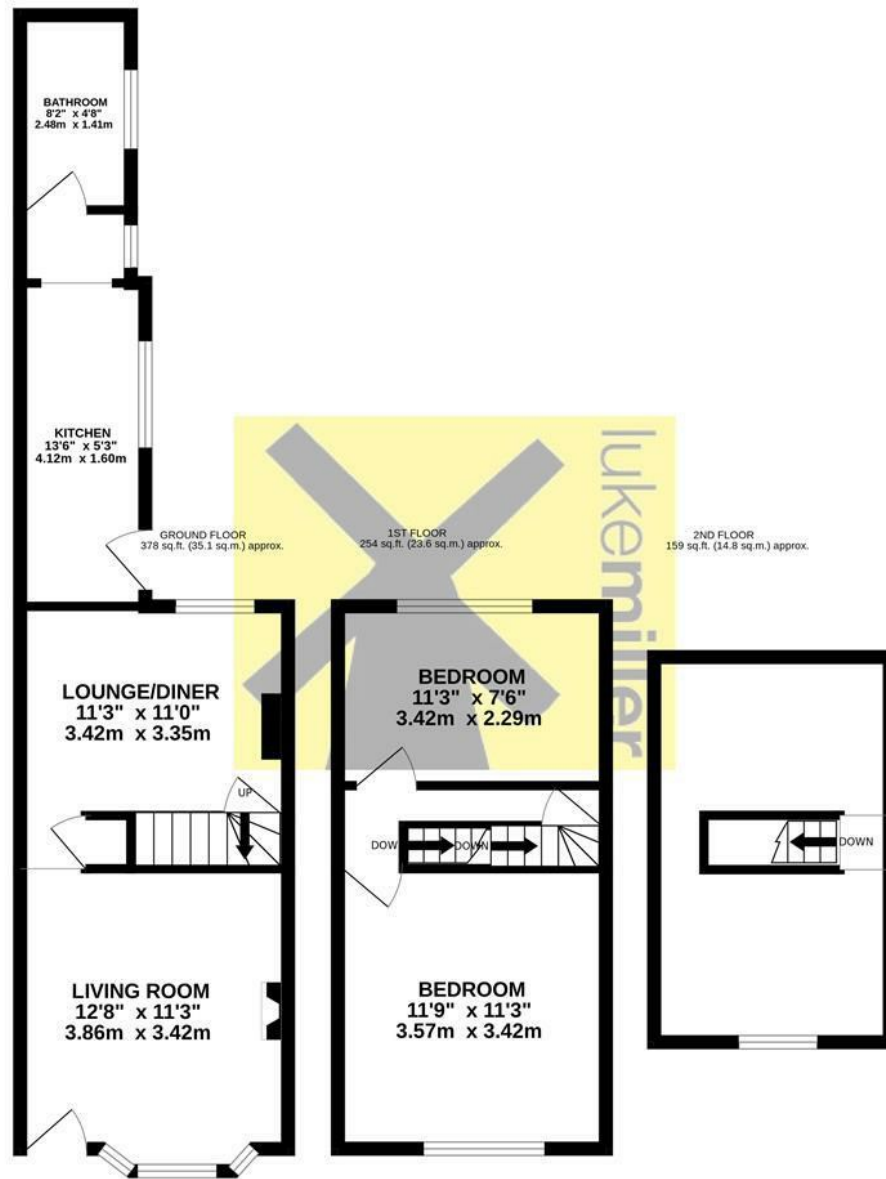
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TOTAL FLOOR AREA : 792 sq.ft. (73.5 sq.m.) approx.

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Tel: 01845 525112 Email: [sales@lukemiller.co.uk](mailto:sales@lukemiller.co.uk) [www.lukemiller.co.uk](http://www.lukemiller.co.uk) 4 Finkle Street, Thirsk, North Yorkshire YO7 1DA