Ashtons

Back Lane, Riccall, York, YO19 6PT

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£600,000

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A substantial and beautifully presented five bedroom family home, offering approximately 1,959 sq ft of versatile accommodation arranged over three floors, with a generous rear garden and plenty of excellent living space.

This impressive detached property provides spacious and flexible accommodation, ideally suited to modern family life. The ground floor features a welcoming entrance hall, generous living room, separate sitting room, study and a marvellous kitchen/dining room, complemented by a useful utility room.

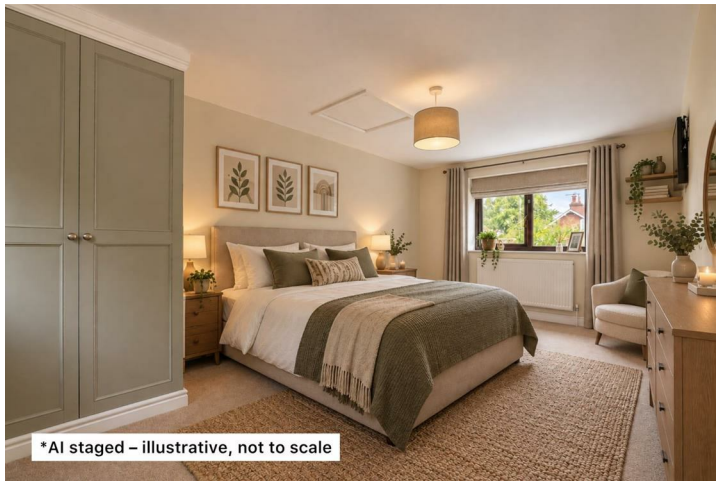
The kitchen is a particular highlight, having been thoughtfully fitted with a range of contemporary wall and base units, wooden work surfaces and a large central island with breakfast bar seating. The adjoining dining area provides a lovely space for everyday family life and entertaining, with views and access towards the garden.

The principal living room is bright and well proportioned, with wooden flooring and a feature fireplace creating a warm and inviting focal point. A further reception room offers useful additional space and could be enjoyed as a family room, playroom or more formal sitting room, while the study provides a quiet and practical space for home working.

To the first floor are four bedrooms, with one benefiting from an en suite, together with a family bathroom. The accommodation continues to the second floor where there is a particularly spacious fifth bedroom with its own en suite shower room, making this a wonderfully versatile space for guests, older children or those looking for a little more privacy.

Externally, the property enjoys a generous garden which wraps around from the rear to the front, with a paved terrace adjoining the house and a substantial lawned area. The garden provides plenty of space for outdoor entertaining, children to play and enjoying time with family and friends.

Early viewing is recommended to appreciate the generous proportions, versatility and welcoming feel this lovely family home has to offer.



*AI staged – illustrative, not to scale

Back Lane
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Freehold
Council Tax Band - F

- Detached
- Five Bedrooms
- Detached Double Garage
- Open Plan Kitchen/Diner
- Dedicated Utility Room & Study
- Double Garage & EV Charge Point
- Quiet Residential Setting
- EPC C

TOTAL FLOOR AREA : 1959 sq.ft. (182.0 sq.m.) approx.

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Ashtons

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