



CHERRY TREE COTTAGE, HUNTON, DL8 1PX.

A stunning REFURBISHED cottage located in the heart of this popular village conveniently positioned for Bedale, Richmond and Leyburn. This lovely home has a GREAT LAYOUT including a DINING KITCHEN opening out to the rear garden plus THREE BEDROOMS and a GARAGE. Viewing is highly recommended.

£225,000





Cherry Tree Cottage,

Hunton, DL8 1PX

£225,000

Description



Positioned in the centre of a row of three cottages, this home has been stunningly refurbished to provide a home to suit a variety of lifestyles. The attractive lawned front garden with a walled boundary has a path leading to the front door which opens into a hallway. The hallway leads into the bright sitting room having a log burning stove set into an inglenook style fireplace on a stone hearth and also has the benefit of an understairs cupboard, perfect for storage. The sitting room leads through to the dining kitchen at the rear which opens out into the attractive lawned gardens. The kitchen itself comprises of a range of shaker style wall and base units with a work surface over having a tiled splashback and a single stainless steel sink. There is an integrated dishwasher and spaces for a washing machine and tall fridge freezer with an electric hob having an extractor hood over and an electric oven and grill.

To the first floor, the landing opens into the three bedrooms and the house bathroom and has a useful airing cupboard for further storage. Bedroom one is to the front of the house and is an excellent double bedroom with a built-in wardrobe. Bedroom two is also a good size double to the rear and along with bedroom 3, a single bedroom which could be a great at home office, has lovely views over the garden and open fields beyond. The house bathroom has a panelled bath with a shower over, a low level WC and washbasin set into a vanity unit and a heated towel rail.



To the rear the garden is mainly lawned with a paved seating area at the back of the house off the kitchen and has a flower border all enclosed by a fenced boundary. Beyond the garden is a single garage (in a block of three) which has a right of way from the street. The garage has an up and over door with loft storage and light and power points.

Agent Note:

1. Heating is via thermostatically controlled electric radiators with a wi-fi feature.
2. The right of way is pedestrian and vehicular to the garage.
3. There is unrestricted on street parking.

Location

Hunton is a village about 3 miles (4.8 km) south of Catterick Garrison and 6 miles (10 km) north west of Bedale, and there is a pub, local amenities include The Countryman's Inn and a primary school, the Hunton and Arrathorne Community Primary School, which has an Ofsted rating of good.

In 1985 the landlord of the pub started a small traction steam engine gala in the village. It has since become a yearly event and has outgrown the original showground in the village. The *Hunton Steam Gathering* is now a popular annual event.

GENERAL INFORMATION

Viewing - by appointment with Norman F. Brown.

Tenure - The property is Freehold.

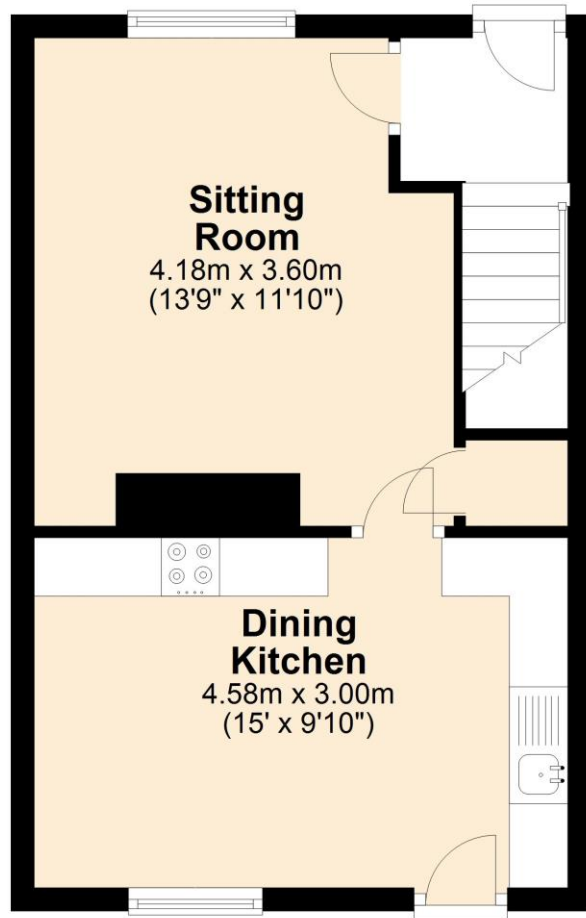
Local Authority – Richmondshire District Council

Tel: (01748) 829100

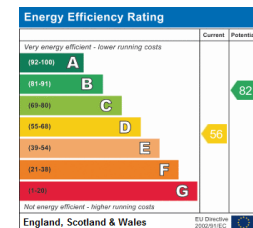
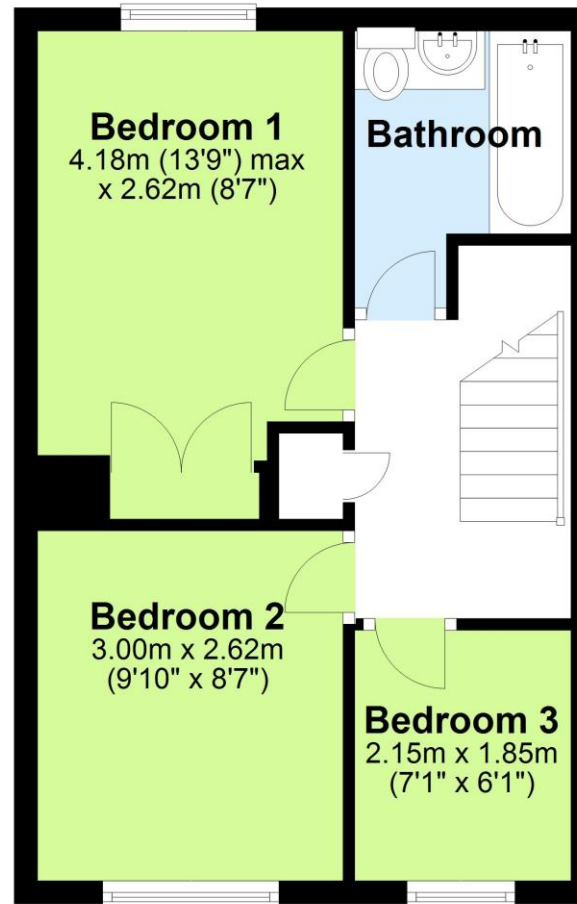
Council Tax Band - C



Ground Floor



First Floor



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