



The Granary, Eggborough Goole DN14 0YJ

welcome to

The Granary, Eggborough Goole

A modern detached home in Eggborough with a spacious lounge, sleek kitchen-diner, four double bedrooms including a master ensuite, and a stylish family bathroom. Outside, enjoy a low-maintenance garden, decking, and garage—perfect for contemporary village living.



Welcome to a modern detached family home in the sought-after village of Eggborough, where contemporary design meets everyday comfort. From the moment you arrive, the spacious driveway sets the tone, offering room for two vehicles and effortless convenience. Step inside to a welcoming lounge, finished with soft carpet flooring, creating the perfect setting for both relaxed evenings and lively gatherings.

At the heart of the home lies a stylish kitchen-diner, complete with integrated appliances, a sleek breakfast bar, and even a wine cooler—ideal for both culinary creativity and entertaining guests. A practical utility room with washer and dryer keeps household tasks neatly tucked away, while a tiled downstairs toilet adds extra ease to daily living.

Upstairs, four double bedrooms provide generous space for family or guests, each with ample storage. The master suite enjoys its own ensuite shower room, while the family bathroom offers a calming retreat with a separate bath and shower.

Outside, the rear garden has been designed for low-maintenance enjoyment, featuring artificial grass and a smart decking area perfect for summer evenings or weekend gatherings. A garage with roll-up doors and electricity completes the property, offering valuable storage or a flexible workspace.

This home blends style, practicality, and village charm, making it an

Lounge

14' 6" x 10' 2" (4.42m x 3.10m)

Downstairs W/C

5' 1" x 3' (1.55m x 0.91m)

Kitchen/Dining Room

19' 2" x 10' 7" (5.84m x 3.23m)

Utility Room

7' 1" x 5' 3" (2.16m x 1.60m)

Landing

Master Bedroom

11' x 9' 11" (3.35m x 3.02m)

Ensuite

5' 7" x 5' 9" (1.70m x 1.75m)

Second Bedroom

11' 1" x 8' 8" (3.38m x 2.64m)

Third Bedroom

13' 3" x 8' 11" (4.04m x 2.72m)

Fourth Bedroom

11' 1" x 8' 8" (3.38m x 2.64m)

Bathroom

6' 11" x 8' 8" (2.11m x 2.64m)

Rear Garden

Integral Garage

16' 4" x 9' 9" (4.98m x 2.97m)

Front Garden



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welcome to The Granary

- GUIDE PRICE £325,000 - £350,000
- Detached Family Home.
- Four Double Bedrooms.
- Integral Garage.
- Driveway For Two Vehicles.

Tenure: Freehold EPC Rating: B
Council Tax Band: D

guide price
£325,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
SEL108810 - 0003

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