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Pickhill, Thirsk, YO7 4JT

£575,000



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STYLE - Delightful Village Home

HIGHLIGHTS - Set within a Private Garden and Boasts a Superb Studio

THREE WORDS - Charming, Tranquil, Lifestyle

Charming Village Retreat with Versatile Studio

Nestled on the edge of the picturesque North Yorkshire village of Pickhill, Sandy Bank offers a tranquil lifestyle while remaining conveniently close to Thirsk's amenities and transport links. This delightful village home is set within a private garden and boasts a superb studio, currently an art haven but with the potential to transform into a summer house, teenage retreat, or man cave.

This super residence presents a fantastic opportunity for families and entertainers alike. The ground floor is versatile and sociable, featuring a bespoke kitchen fitted with an array of base and wall-mounted cupboards, perfectly complemented by solid oak work surfaces. A useful utility and shower room add practicality to the space. The breakfast kitchen, ideal for entertaining, flows seamlessly into a generous sunroom with picturesque garden views, perfect as a dining room or second sitting room. The sitting room, with its feature wood-burning stove, offers ample space for cosy seating.

Upstairs, the master bedroom is equipped with fitted wardrobes and an ensuite, while three further generous bedrooms also feature fitted wardrobes. The house bathroom includes a panelled bath and shower, catering to all family needs.

Outside, the gardens have been thoughtfully





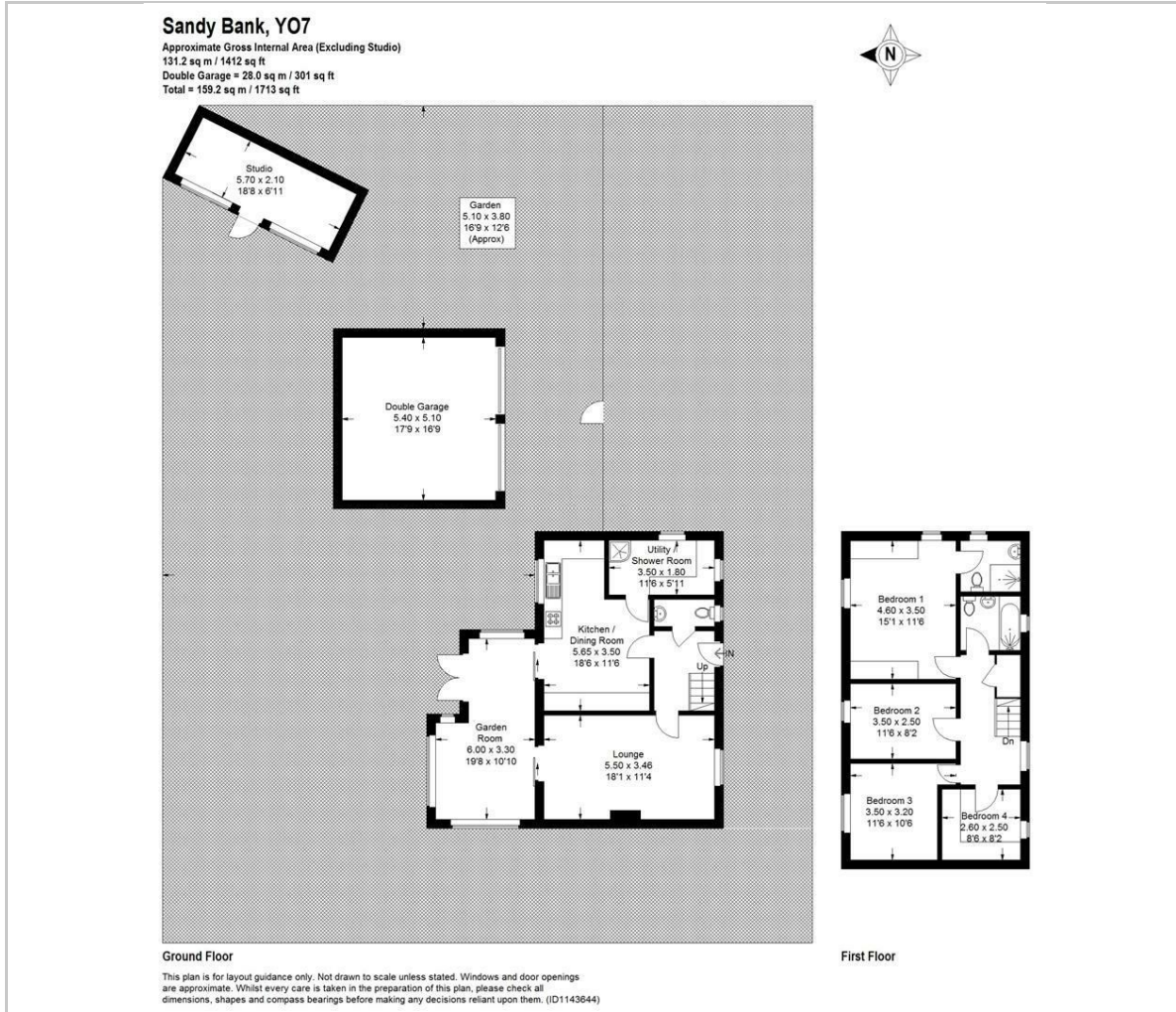
designed by the current owner, featuring a terrace with an Italian vibe—perfect for alfresco dining with a glass of Pinot Grigio. Various wildflower areas and a small collection of fruit trees add to the charm. The gardens serve as an additional reception room, enhancing the home's appeal.

The external studio, currently an artist's workspace, benefits from excellent space and natural light, complete with a wood-burning stove. This versatile space offers endless possibilities to suit the purchaser's needs.

With ample parking and a double garage, the vendor has also created a private 'sun trap' seating area, perfect for relaxation. Updated with UVPC windows and doors in 2023, Sandy Bank is a charming retreat ready to welcome its new owners.



Floor Plan



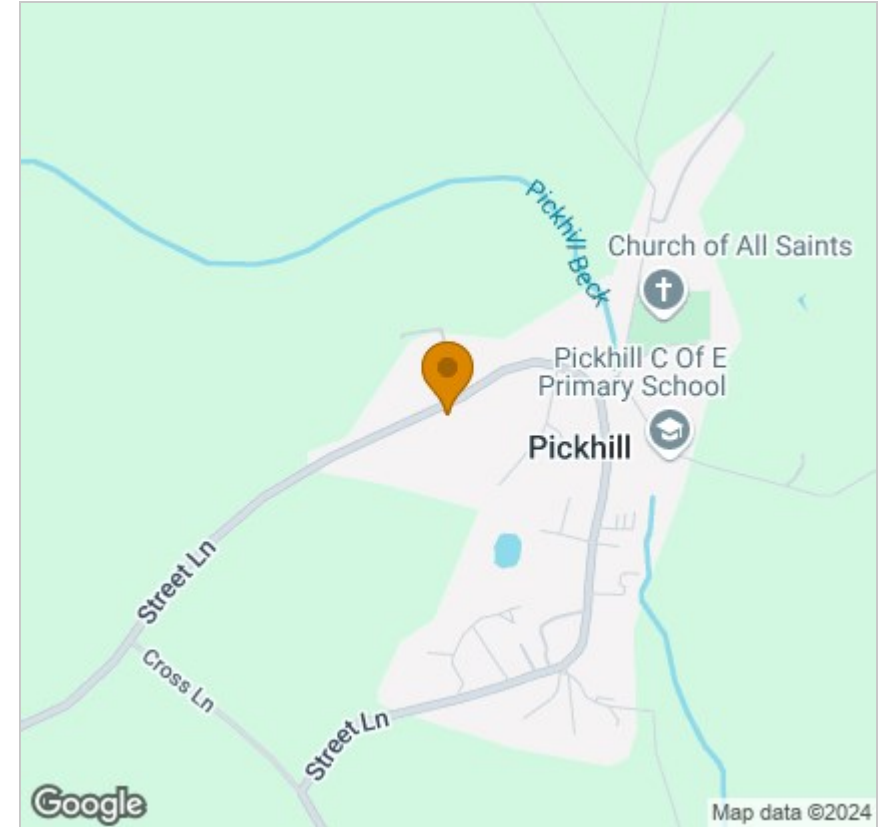
Viewing

Please contact our Emsley Mavor Estate Agents Office on 01347823579 if you wish to arrange a viewing appointment for this property or require further information.

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Area Map



Energy Efficiency Graph

