



*Applegarth, 4 Spring Lane, Ellerton Upon Swale, Richmond, Yorkshire, DL10
6AR
Offers in the region of £725,000*

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Nestled in the charming village of Ellerton Upon Swale, this stunning detached home offers an idyllic retreat amidst the picturesque North Yorkshire countryside combining traditional charm with modern living, making it the perfect family home or rural escape while remaining within easy reach of nearby towns and amenities.

Thoughtfully updated and refurbished the property includes a recent re-roofing, ensuring this home is ready to move into and enjoy.

A large farmhouse kitchen with central island, aga, ample storage and quartz worksurfaces forms the heart of the home, with a generous utility room adding convenience with space for white goods and muddy boots a plenty! and an adjoining dining/family room flows seamlessly into the conservatory, offering a bright and airy setting for entertaining or simply relaxing. Meanwhile, the spacious lounge with oak beam, window seat & multi-fuel burner offers a cosy retreat.

The generous hallway has a lovely return staircase with understairs loo and feature arched window to the half landing. To the first floor are two bathrooms & four generously sized bedrooms, all enjoying lovely views of the surrounding countryside or gardens, filled with natural light, they offer ample space for relaxation and comfort.

A luxurious house bathroom with freestanding roll-top bath provides a calming space to unwind after a hard week, and a sleek, modern shower room ensures an alternative for a busy household.

Externally, ample parking & private, landscaped gardens with mature trees, vibrant flowerbeds, and a patio area are perfect for alfresco dining, whilst an enclosed gazebo and a garden bar offer fantastic options for relaxation or entertaining. Timber stables/storage & a double storey garage with adjoining workshop offers practicality and potential, (the garage being ripe for conversion subject to planning permissions), a rear deck to the first floor of the garage offers a tranquil hideaway with stunning views over Ellerton lake.







- Large Garden
- Beautiful Location
- Refurbished and Updated
- New Roof & Boiler 2024
- Detached Garage (ideal for development subject to PP)
- Detached Timber Stables/Storage
 - Four Bedrooms
 - Two Bathrooms
- Large Kitchen and Lounge
- Utility/Boot Room











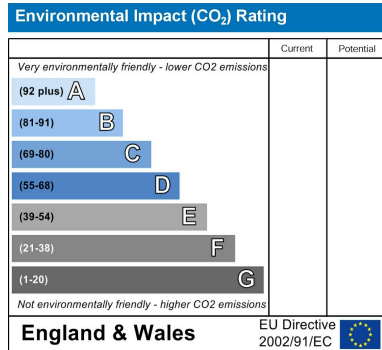
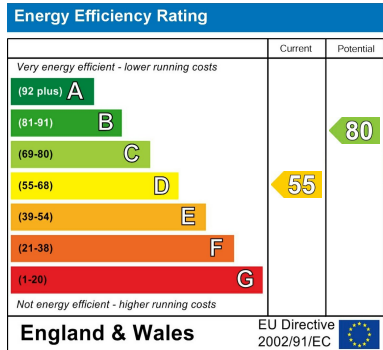
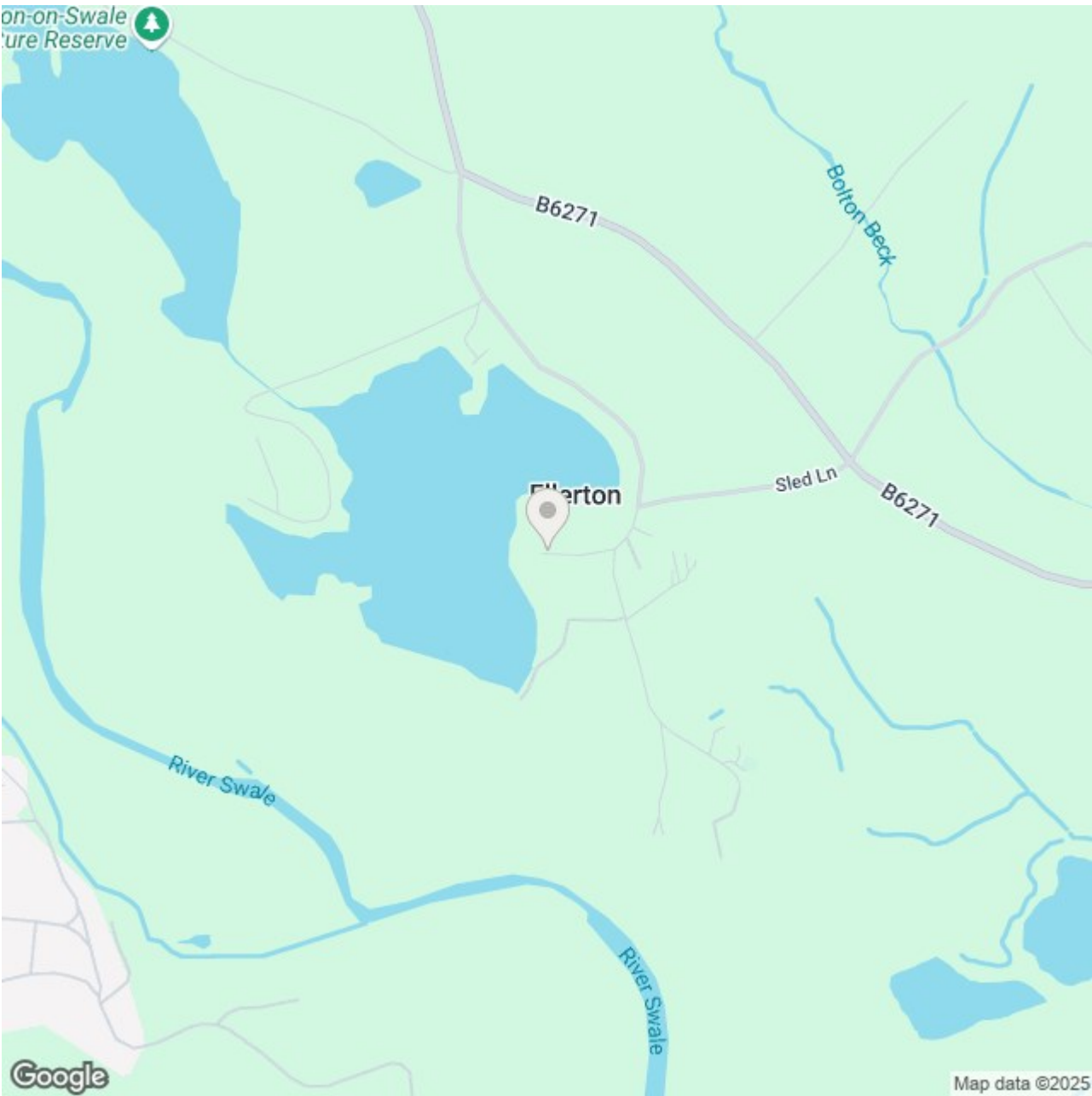


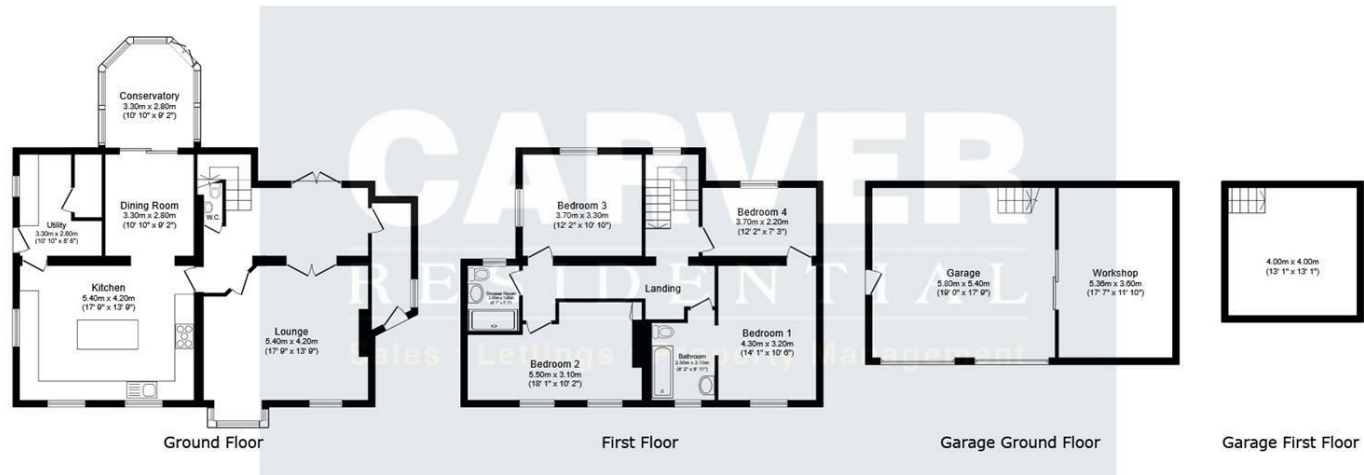
Set in the idyllic village of Ellerton Upon Swale, this property offers the perfect balance of peaceful countryside living situated on a quiet lane with access to countryside walks and the peaceful Swale River nearby.

Ellerton Upon Swale is a sought-after village offering a friendly community atmosphere, with children's play area available at Ellerton lakeside café and green frog garden shop, all while being within easy reach of Catterick Village and Scorton for village stores or a lovely pub lunch, and the historic market towns of Richmond & Northallerton for those larger purchases. Excellent schools, transport links, and local amenities are just a short drive away.

Ellerton on Swale lies just off the B6271 Scorton to Northallerton Road, 1.6 miles south-west of Scorton. Take the turning with signage for the Lakeside Café. At the T-junction past the café turn left. Carry on for 100 metres and take the right fork into Spring Lane.

Don't miss the opportunity to make Applegarth your forever home! Viewings are highly recommended to truly appreciate the charm and lifestyle this property offers.





This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

