



FOXCOTE, LILLING, YORK
£765,000

Carter Jonas

FOXCOTE, LILLING, YO60 6RP

Foxcote is a handsome detached property situated in the popular village of Lilling; it offers well-proportioned accommodation which has been recently extended creating a stylish home of excellent proportions.

The ground floor accommodation comprises a bright entrance hallway, an open plan kitchen/dining room/reception room, 2 further versatile reception rooms, utility room and wc. To the first floor, the master bedroom benefits from an en suite bathroom, with 3 further double bedrooms, 2 further ensuite shower rooms and a contemporary family bathroom.

A gravelled drive leads to the detached double garage with turning area and parking. A garden gate opens to a passageway that runs alongside the western elevation of the house giving access to the utility room and rear garden beyond. The south facing rear garden is predominantly laid to lawn and well screened by a Photinia hedge and high fence. A paved terrace sweeps around the entire rear elevation of the house creating a superb space for al fresco dining and entertaining. There are floodlight sensors and outdoor electrical outlets. Alongside the garage is a 5-bar gate behind which lies a fenced gravelled parking area for several vehicles and a paddock of some 0.8 acres, fully fenced and with mature trees on the eastern boundary.

The village of Lilling is situated on the edge of the Howardian Hills, an area of outstanding natural beauty, just 10 miles from Easingwold, 11 from York and 12 from Malton. The neighbouring villages of Sheriff Hutton, Strensall and Flaxton offer excellent local facilities between them, including schools, shops and public houses. The A64 is easily accessible, providing good access to Leeds and further afield.

AMENITIES

• Council tax band: F

TENURE Freehold

EPC BAND C

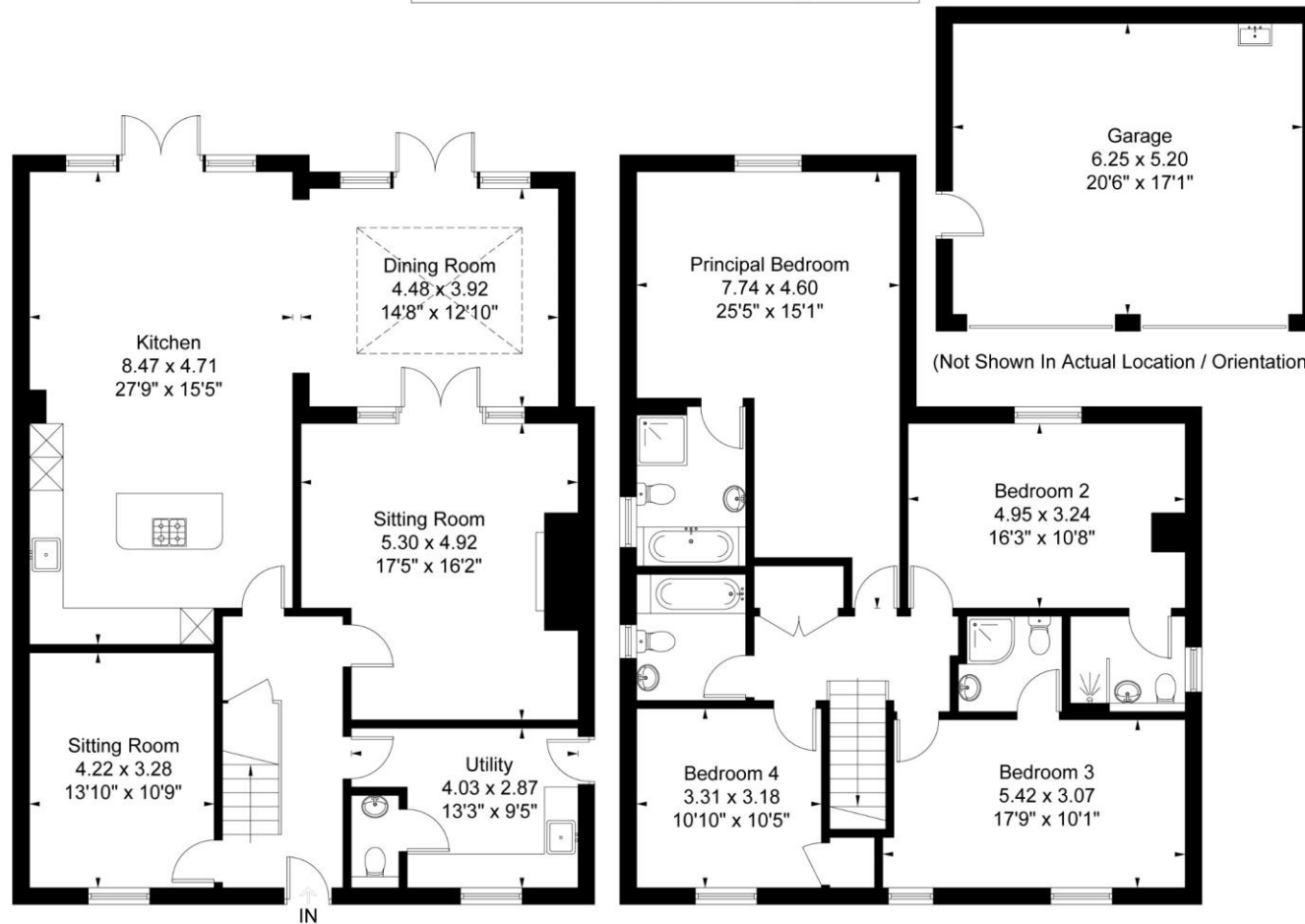
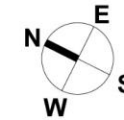
A HANDSOME DETACHED HOUSE OFFERING STYLISH ACCOMMODATION, PRETTY GARDENS AND AN ADDITIONAL PADDOCK.



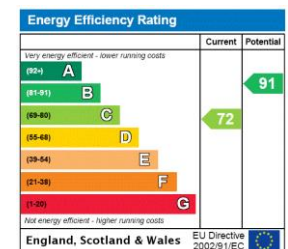




Foxcote, Lilling, YO60
 Approximate Area = 2421 sq ft / 224.9 sq m
 Garage = 350 sq ft / 32.5 sq m /
 Total = 2771 sq ft / 257.4 sq m



Surveyed and drawn in accordance with the International Property Measurement Standards (IPMS 2: Residential)
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Classification L2 - Business Data