

TO LET



Hollin Farm Cottage, Glasshouses, HG3 5QQ

MARTIN&CO



Rent: £875 pcm

Date available: 17th April 2024

Deposit: £1,000

Council Tax band: B

EPC rating: D 57

- Charming cottage
- Rural location
- Nidderdale Village
- Ideal for a single occupant
- Neutral décor throughout
- Downstairs bathroom
- Parking available
- Sorry no pets permitted
- Viewing advised



Nestled on the outskirts of the picturesque Nidderdale village of Glasshouses, this charming two-bedroom cottage conveys rustic charm.

This delightful village is surrounded by stunning natural beauty and is just a stone's throw from the vibrant town of Pateley Bridge, which offers a variety of local shops, cafes, and amenities, making it easy to enjoy the best of rural life without compromising on comfort.

The cottage itself is a quintessential farm-style home, with a warm and inviting feel from the moment you step inside.

A useful external porch welcomes you, providing a practical space for coats and boots after a walk through the stunning countryside.

Inside, the living room is brimming with character, with exposed wooden beams and an electric stove-style fire that creates a cosy ambiance. There's also an understairs cupboard, perfect for storing everyday items out of sight.

The downstairs bathroom is well-appointed with a clean and simple white three-piece suite, including a shower over the bath, offering both comfort and functionality.

The kitchen is a quaint space, with a good range of wall and base units, and the white goods are included for your convenience.

Upstairs, you'll find two delightful double bedrooms, both bedrooms have been neutrally decorated and offer peace and quiet at the end of a busy day.

Outside, the cottage enjoys an enclosed garden, offering a peaceful outdoor space perfect for relaxing. A useful storage shed provides additional room for

tools or outdoor gear, and there is parking available for one vehicle.

This property is ideal for a single occupant seeking a rural home, offering a peaceful escape while still being well-connected to nearby Pateley Bridge & Harrogate. Please note, due to the proximity of livestock, pets are unfortunately not permitted.

Further information about this charming cottage includes:

Council tax band: B

The property is serviced by mains electricity, gas and water services.

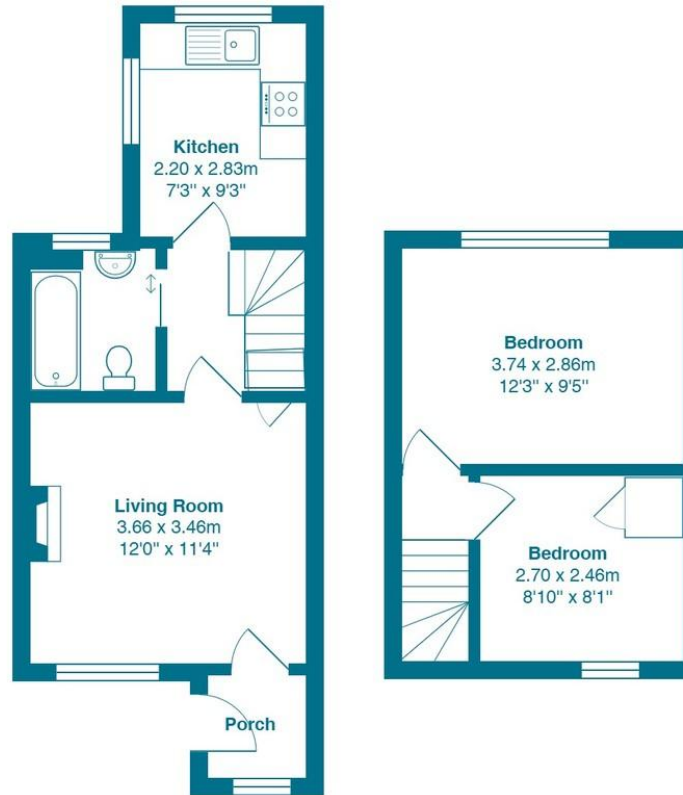
Broadband availability: Fibre to the cabinet providing estimated speeds up to 160Mbps

Mobile phone coverage: O2, Vodafone, Three & EE

Satellite & Cable TV Availability: SKY & BT

Flood Risk: Rivers & Seas - No Risk, Surface water- Low Risk





Hollin Farm Cottage, Glasshouses

Total Area: 49.2 m² ... 529 ft²

All measurements are approximate and for display purposes only

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