



**ASHLEAH, LONG LANE, WISTOW**  
£599,000

**Carter Jonas**

# ASHLEAH, WISTOW, YO8 3FY

Ashleah is a detached 4 bedroom property in Wistow, offering spacious living accommodation spread over nearly 2000sq ft. The interior boasts a range of versatile reception rooms, perfect for entertaining or relaxing with family, as well as a modernised breakfast kitchen with all the latest appliances.

Outside, the property is surrounded by beautiful wrap around gardens, predominantly laid to lawn and bordered by mature shrubs for added privacy. The property also benefits from ample off-street parking for several vehicles, as well as a double brick built garage for additional storage.

Wistow is a picturesque village located in the heart of Yorkshire. This charming village offers a peaceful and idyllic setting, with a strong sense of community and a range of local amenities including a village hall, pub, and primary school. Surrounded by the stunning Yorkshire countryside, Wistow is perfect for outdoor enthusiasts who enjoy activities such as walking, cycling, and exploring nature.

With easy access to nearby towns and cities such as Selby and York, Wistow offers a tranquil rural retreat with excellent transport links to larger urban areas. Experience the best of both worlds in Wistow, Yorkshire - a quintessential English village with all the conveniences of modern living.

Services - TBC

Broadband - please go to <https://checker.ofcom.org.uk/en-gb/broadband-coverage>

Mobile - please go to <https://checker.ofcom.org.uk/>

**TENURE** Freehold

**LOCAL AUTHORITY** NYCC

**EPC BAND** To be confirmed

## A DETACHED PROPERTY IN THE HEART OF THIS POPULAR VILLAGE IN-BETWEEN YORK AND SELBY.





Classification L2 - Business Data



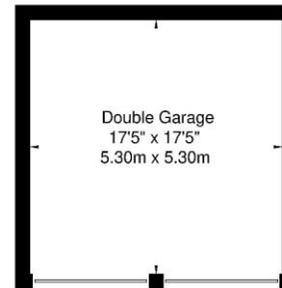
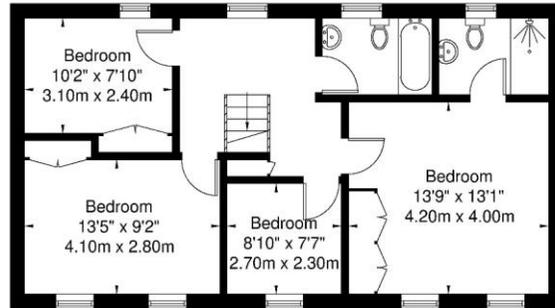
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# Ashleah

Approximate Gross Internal Area = 183.4 sq m / 1974 sq ft

Garage = 28.0 Sq m / 301 sq m

Total = 211.4 Sq m / 2275 sq m



(Not Shown In Actual  
Location / Orientation)



ILLUSTRATION FOR IDENTIFICATION PURPOSES ONLY

ALL MEASUREMENT ARE MAXIMUM, AND INCLUDE WINDOW BAYS AND WARDROBES WHERE APPLICABLE THIS PLAN MUST NOT BE REPRODUCED BY ANY OTHER PERSON WITHOUT PERMISSION

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## IMPORTANT INFORMATION

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