



Barn Lodge Cottage

| Rylstone | Skipton | BD23 6LH

£1,200 PCM



**WHITAKER
CADRE** LETTING
SPECIALISTS

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| Rylstone

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This barn conversion is full of character and offers spacious family accommodation in an idyllic setting overlooking the large duckpond. Rylstone is a small hamlet located just a short drive away from the bustling market town of Skipton which has a wealth of amenities.

- Barn Conversion
- En-Suite to Master Bedroom
- Spacious Dining Kitchen
- Stone Outbuilding for Storage
- Short Drive from Skipton
- Three Bedrooms
- Large Living Room
- Beautiful Garden to the Rear
- EPC Rating E
- Available Now

ENTRANCE HALL
13'5" x 6'4" (4.09 x 1.93)

W.C.
6'3" x 3'10" (1.91 x 1.17)

DINING AREA
15'2" x 8'8" (4.62 x 2.64)

SITTING ROOM
15'2" x 12'0" (4.62 x 3.66)

DINING KITCHEN
17'10" x 11'6" (5.44 x 3.51)

REAR ENTRANCE
4'10" x 4'8" (1.47 x 1.42)

FIRST FLOOR LANDING
17'9" x 6'3" (5.41 x 1.91)

ADDITIONAL LANDING AREA
10'9" x 5'11" (3.28 x 1.8)

MASTER BEDROOM
15'3" x 11'9" (4.65 x 3.58)

EN-SUITE SHOWER ROOM
6'9" x 4'5" (2.06 x 1.35)

BEDROOM TWO
11'7" x 9'9" (3.53 x 2.97)

BEDROOM THREE
11'8" x 7'9" (3.56 x 2.36)

HOUSE BATHROOM
9'3" x 5'11" (2.82 x 1.8)

STONE OUTBUILDING
14'4" x 8'7" (4.37 x 2.62)

GARDEN

PARKING

COUNCIL TAX

DIRECTIONS

AGENTS NOTES

RENTAL PROCEDURE

PAYMENTS



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			91
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E		39	
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



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