



£475,000 Guide Price

York Lane, Knaresborough

Semi-Detached House | 4 Bedrooms | 3 Bathrooms

01423 276100

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Step Inside

Key Features

- Cloakroom
- Double Glazing
- Ensuite Shower
- Fitted Bathroom
- Fitted Kitchen
- Garage
- No Onward Chain
- Off-street parking
- Rear garden perfect for entertaining
- Sought-After Location

Property Description

**** Virtual Tour****

A distinguished three / four bedroom residence, showcasing contemporary elegance and refined design, set within one of Knaresborough's most coveted addresses.

Main Particulars

This exceptional home offers a rare fusion of luxury, lifestyle, and location - just moments from the historic town centre, wonderful riverside walks, artisan cafés, and excellent transport links.

Behind a striking exterior, the property welcomes you with a private driveway for multiple vehicles, a garage, and beautifully landscaped, enclosed gardens that enhance its sense of exclusivity.

The ground floor is curated for sophisticated living and entertaining. A formal dining room and elegant living room provide refined spaces for hosting, while the expansive kitchen with integrated appliances and dining area - opening directly onto the garden through French doors - creates a seamless flow between indoor and outdoor living. A separate utility room and a guest W/C complete the ground floor with considered practicality. The dining room offers scope to be utilised as a ground-floor bedroom.

Upstairs, three generous double bedrooms offer tranquil retreats, each finished to an exceptional standard. The principal suite delivers true boutique hotel luxury, with a private en-suite shower room and a dedicated dressing room. A sumptuous family bathroom completes the accommodation with contemporary flair.

Designed with entertaining in mind, the rear garden is a statement in outdoor living, featuring a chic patio, low-maintenance artificial lawn, and an elevated terrace - perfect for al-fresco dining and evening gatherings.

The property is already beautifully proportioned and immaculately presented, yet also offers future flexibility with space (subject to consent) for a side or rear extension.

This is a rare opportunity to acquire a high-calibre home in one of Knaresborough's most desirable settings, close to excellent schools, recently developed leisure centre, where luxury, convenience, and timeless style converge.

Council Tax Band: D

Tenure: Freehold

Parking options: Driveway, Garage, Off Street

Garden details: Enclosed Garden, Front Garden, Private Garden, Rear Garden

Electricity supply: Mains

Heating: Gas Mains

Water supply: Mains

Sewerage: Mains



Approx Gross Internal Area
113 sq m / 1220 sq ft



Ground Floor
Approx 57 sq m / 608 sq ft

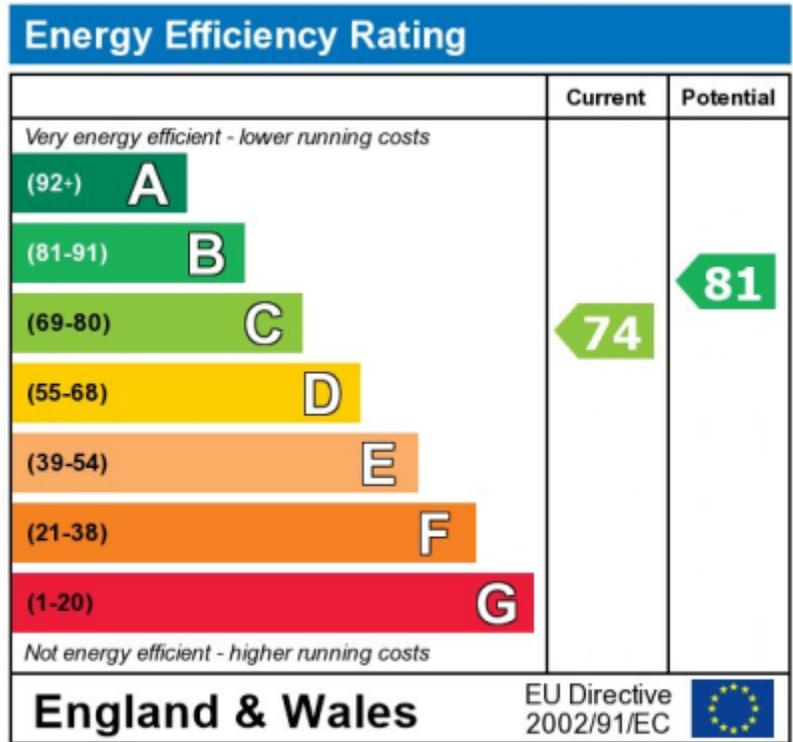
First Floor
Approx 57 sq m / 611 sq ft

□ Denotes head height below 1.5m

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

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Agents notes: All measurements are approximate and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. Copyright © 2026 13566874 Registered Office: , 15 Market Place, Knaresborough, HG5 8AL



The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy

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