



5 Penny Green, Settle, North Yorkshire, BD24 9BT

A well presented four bedroom property with private driveway, garage and rear garden located on the outskirts of Settle town centre within walking distance of all local amenities.

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5 Penny Green, Settle, North Yorkshire, BD24 9BT

Lancaster 28 miles, Skipton 16 miles, Leeds 43 miles (all distances approximate)

Guide Price: £395,000

- Low maintenance home
- Utility room
- Triple glazed windows
- Single garage and parking
- Rear garden with splendid views
- New boiler installed 2026
- Within 5 minutes walk of station with direct trains to Leeds



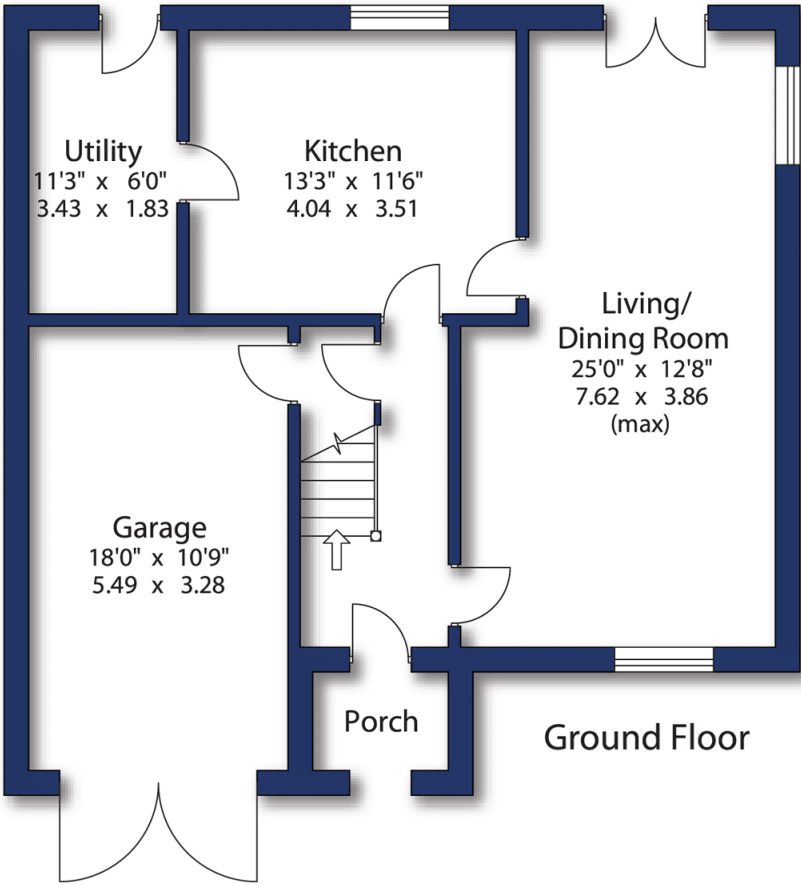
General remarks

Briefly comprising entrance porch leading to entrance door. The hallway provides access to the kitchen at the rear and the triple aspect living/dining room with inset gas fire and French doors to the rear garden. The kitchen is modern and fitted with integrated fridge/freezer, dishwasher, double electric oven and induction hob with extractor over all set within a range of wall and base units in a shaker style with complementary worktops. There is a good size utility room with recess for washing machine. The property benefits from fabulous view from the rear of the property.

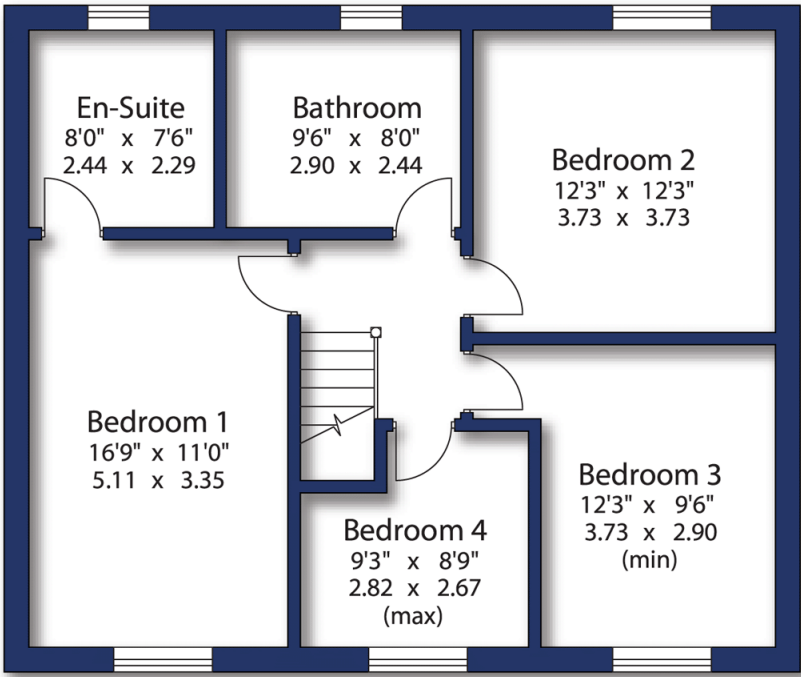
To the first floor there is a good sized landing area. The master bedroom is over the garage and is extremely spacious with an en suite shower room. There are three further bedrooms, two good size doubles and a generous single room. The bathroom comprises bath with shower attachment, wash hand basin and wc.

Externally the property is approached by a sloped driveway which leads to the single garage. To the rear is a private garden with lawned area. The garage has light, power and an EV charging point. The property benefits from gas fired central heating, triple glazed windows and Solar PV panels are installed.

The market town of Settle borders the Yorkshire Dales National Park and offers a varied range of amenities including a bustling Market Square with a 'Tuesday' market, railway station on the famous Settle to Carlisle line with business links to Leeds and Bradford it is also well located for commuting to North and West Yorkshire as well as the East Lancashire centres and motorway network. Schools including primary and college, and public school in the neighbouring village of Giggleswick. Settle also has a medical centre, swimming pool, library, golf club and a wide range of recreational facilities.



Ground Floor



First Floor

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





Contact us



01729 823921



settle@dacres.co.uk

Directions

From the Settle office onto Cheapside then turn left onto Duke Street. Continue along Duke Street and past Elite Bathrooms, turn right on to Cammock Lane passing under the railway, after the ambulance station take the left into Penny Green. The property is near the top of the estate on your left.

What3Words cattle.upwards.nicely

Local Authority & Council Tax Band

- North Yorkshire Council,
- Council Tax Band E

Tenure, Services & Parking

- Freehold
- Mains electricity, water, drainage are installed. Domestic heating is from a gas combination boiler. Solar PV panels are installed.
- Garage and driveway

Internet & Mobile Coverage

For information on Internet and Mobile coverage access the Ofcom website from this link <https://checker.ofcom.org.uk/>

Flooding

For information on flood risks please use this link [Check for flooding in England - GOV.UK](#)

Agent's Notes

If any issue such as location, communications or condition of the property are of material importance to your decision to view then please discuss these priorities with us before making arrangements to view.

Buyer Anti Money Laundering Checks

We are required by HMRC to undertake Anti Money Laundering checks for all buyers to the contract. These checks are carried out through iamproperty who will make a charge of £34.20 inclusive of VAT per buyer. We will also need to see proof of funding. We cannot mark a property Sold Subject to Contract until the checks have been satisfactorily completed.

Referral Fees

Where we refer a seller/s or a purchaser/s to any of the following providers (and you are welcome to use an alternative), we reserve the right to claim a reasonable commission in respect of such services which will be charged to the third party provider:- Conveyancing Provider to deal with the transfer of title and Surveyor Services. In either instance the fee/commission will not exceed £450 per case. In respect of referrals to Mortgage Advice Bureau the average fee will be approximately £450 but may vary and is case specific. Any such commission does not affect our prices to you but may result in the third party provider's prices being higher than it may otherwise be.

Dacres Ref: SET240236