



**THE COACH HOUSE, NORTH DALTON**  
£975,000

**Carter Jonas**



# THE COACH HOUSE, NORTH DALTON, YO25 9XA

The Coach House is an exceptional extended barn conversion, surpassing 3,100 sq ft, where modern elegance harmonizes with serene countryside village living. This remarkable property offers a unique blend of style and functionality, creating an inviting sanctuary for modern family living.

As you step inside, you are greeted by an expansive open-plan layout, designed to maximize space and natural light. The heart of this home is its state-of-the-art contemporary kitchen, a culinary masterpiece featuring a striking double island that serves as both a functional workspace and a gathering place for family and friends. High-end appliances, sleek cabinetry, and thoughtful design elements elevate this kitchen to a new standard of excellence.

The spacious open plan living and dining areas are adorned with magnificent floor-to-ceiling folding doors that seamlessly connect the indoors to the beautifully landscaped garden, creating a perfect setting for alfresco dining and outdoor relaxation. Whether hosting lively gatherings or enjoying quiet family moments, this space offers versatility that caters to all occasions.

The ground floor boasts three inviting bedrooms, designed with comfort in mind. Each room comes with ample natural light and space, and two of these bedrooms feature luxurious en-suite shower-rooms providing privacy and convenience for family members and guests. One of these bedrooms which could be used as the principle suite has sliding doors that open onto a tranquil courtyard garden, creates a serene retreat where you can unwind. Ascending to the first floor, the principal bedroom impresses with its walkthrough wardrobe, offering both style and functionality. This exquisite suite provides access to a private roof terrace, perfect for morning coffee or evening drinks. Externally the property offers spacious private lawned gardens, a walled courtyard all in additions to the roof terrace. The driveway offers off street parking for a good number of cars in addition to the brick build double garage.

North Dalton is a charming village in the East Riding of Yorkshire, nestled in the scenic Yorkshire Wolds. Conveniently located 6 miles northwest of Drifffield and 9 miles east of Pocklington, with easy access to York, Beverley, Hull, and Bridlington. Rich in history, North Dalton features the 12th-century All Saints Church and retains much of its traditional architecture within a conservation area, creating a tranquil residential retreat. Local amenities include the Star Inn pub and a village hall for community events. Set in rolling chalk hills and open fields, the area is ideal for outdoor activities like walking and cycling. The Yorkshire Wolds Way, a picturesque 79-mile National Trail, further enhances this idyllic location, making it perfect for nature lovers and outdoor enthusiasts.

**TENURE** Freehold

**EPC BAND** To be confirmed

## A STUNNING PROPERTY SHOWCASING THE PERFECT BLEND OF PERIOD AND CONTEMPORARY FEATURES. OFFERING BRIGHT AND SPACIOUS ACCOMMODATION OF AN IMPECCABLE STANDARD.





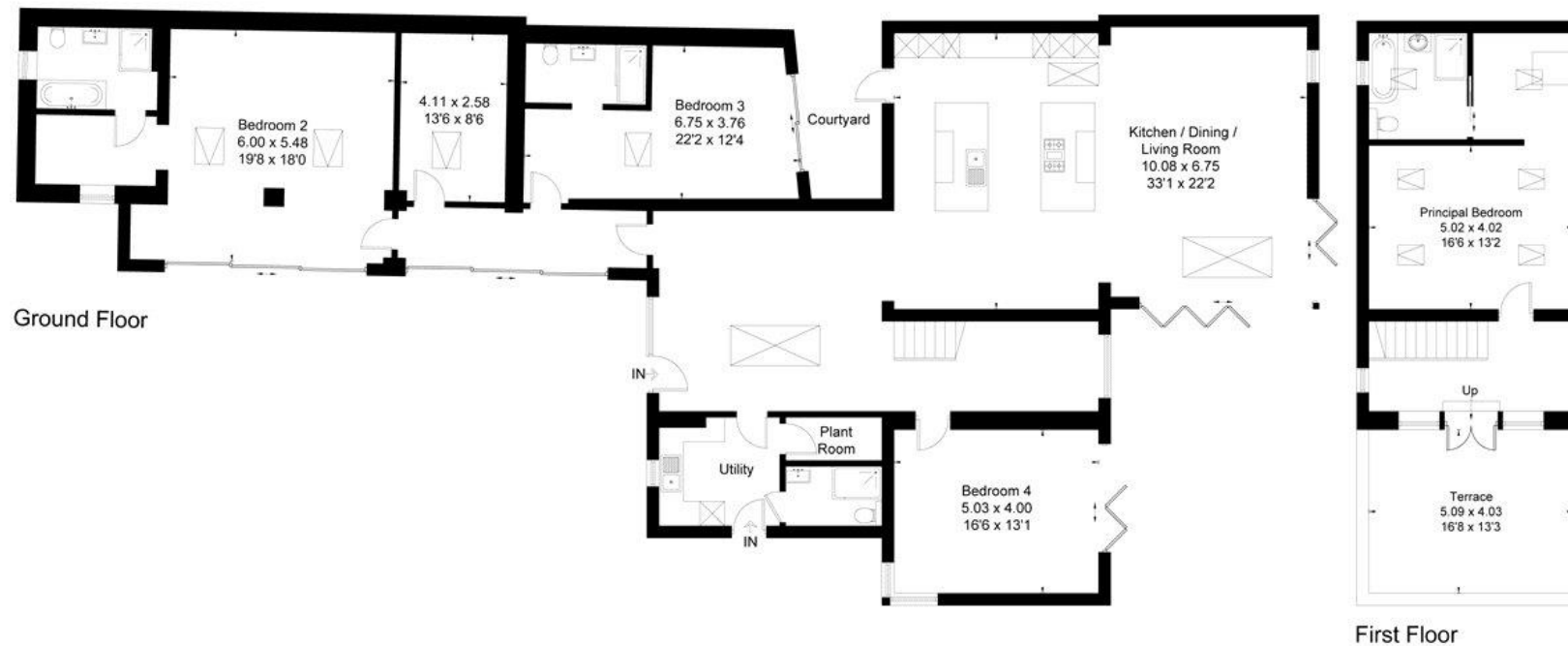








Westwood House, Main Street, North Dalton Drifffield, YO25 9XA  
Approximate Area = 3128 sq ft / 290.6 sq m



This floor plan has been drawn in accordance with RICS Property Measurement 2nd edition.  
All measurements, including the floor area, are approximate and for illustrative purposes only. @fourwalls-group.com #92170

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