

**D**avis  
**L**und

18 The Old  
College Wilkinson Court  
Ripon  
North Yorkshire  
Guide Price £199,950







## **Accommodation**

Chapel House is a stylishly presented two bedroom townhouse, revealing spacious and meticulously maintained accommodation arranged over three floors and unusually for a property on this development, its own private entrance.

Dating back to 1899, the property is the largest of five, created from this sympathetic chapel conversion. The chapel sits in the grounds of the former college of Ripon and York St John, surrounded by beautifully maintained and established gardens. As the property does not have any communal areas, the management costs for the property are substantially lower than apartments situated on the same development.

Externally the Chapel remains relatively untouched and retains much of its character, whilst internally the property offers a modern interior, whilst boasting some lovely period features, including exposed beams and large stone framed windows. A number of improvements have been made recently, including an upgraded heating and hot water system, plus a refitted kitchen.

On the ground floor there is a spacious entrance hall with storage cupboard and large stone feature window, generous double aspect master bedroom again with feature windows, plus the modern bathroom, fitted with a bath with glazed screen and shower over. To the first floor there is the living room and a good size kitchen/diner, recently refitted with a range of units and some integrated appliances. The second floor features high vaulted ceilings with exposed beams, offering a landing/study area, second good size double bedroom and a WC with large storage cupboard.

Externally there is an allocated parking space, plus further visitor parking. Located just a short walk from the City centre, the property is ideally situated, offering ease of access to the array of shops and restaurants that Ripon has to offer.

Offered for sale with no onward chain, an early viewing is advised on this unique property.

Agents note - Please be advised that this property is owned by a member of staff at Davis Lund Ltd.



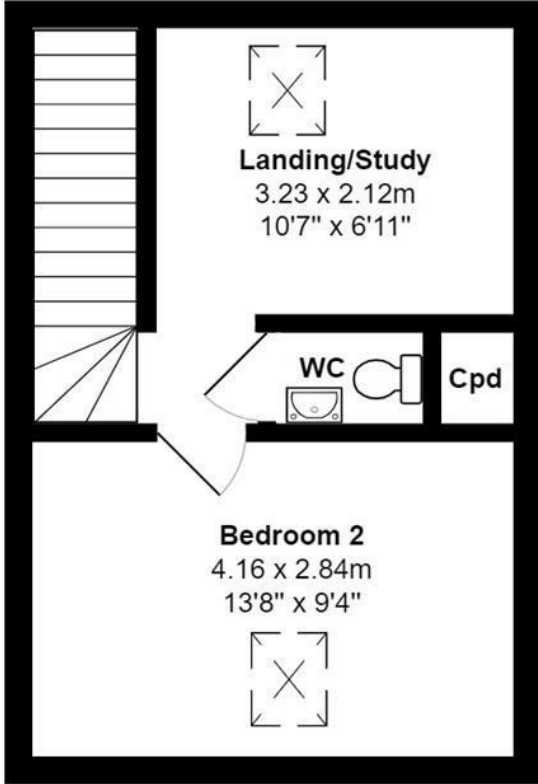
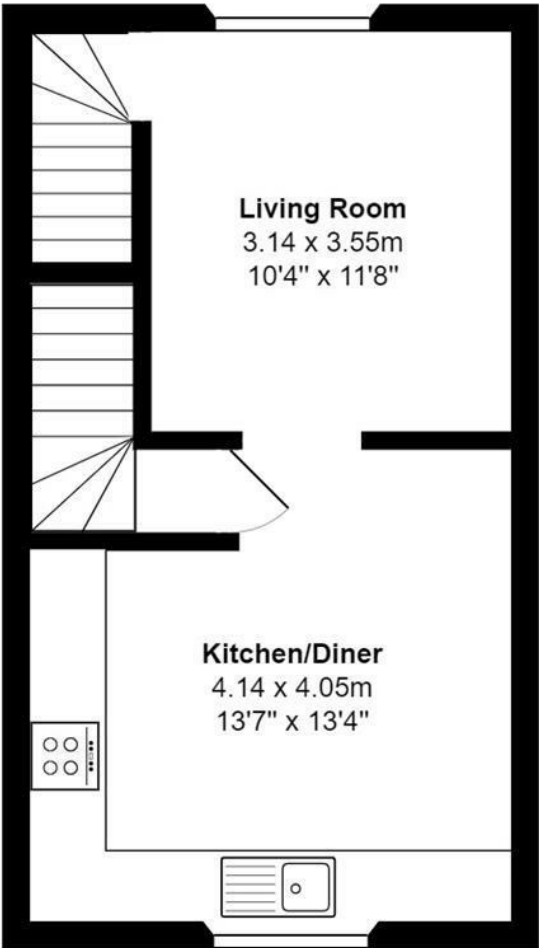
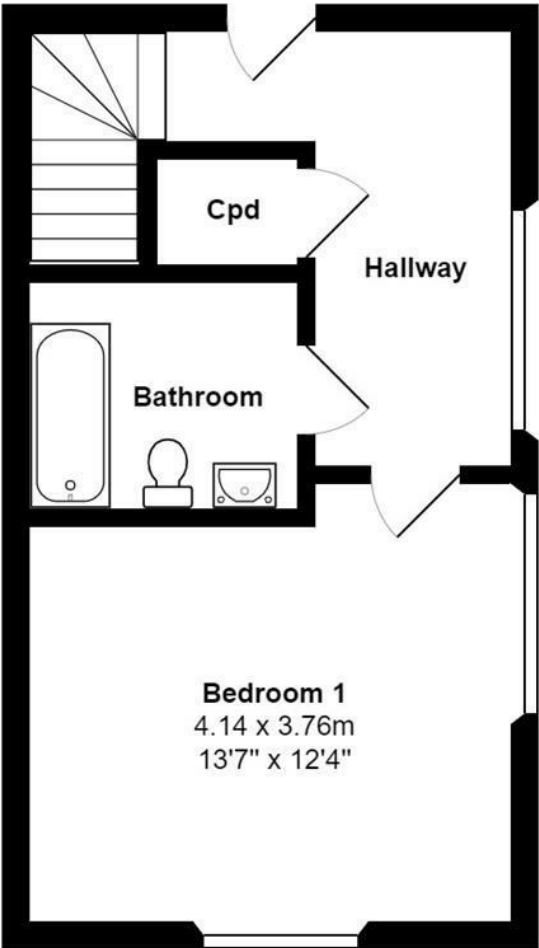








Floorplan

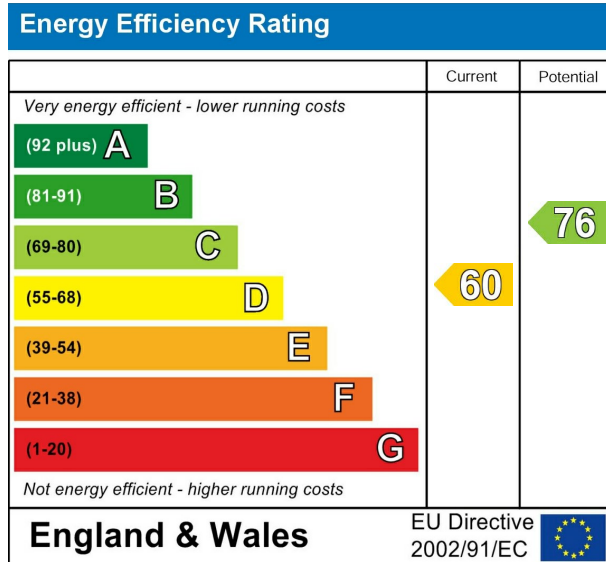








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VIEWING BY APPOINTMENT ONLY - 01765 602233 - [sales@davislund.co.uk](mailto:sales@davislund.co.uk) - [www.davislund.co.uk](http://www.davislund.co.uk)

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