



CARVERS
SALES & LETTINGS

Forest Road
Northallerton, DL6 1LD
Offers in the region of £164,950

House - Semi-Detached



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A spacious two bedroomed semi detached house situated within a popular residential location within walking distance of Northallerton town center. The property has gas fired central heating and double glazing but would benefit from some modernisation. The accommodation includes a reception hall, spacious living room leading to the separate dining room. The kitchen is fitted with wall and base units and leads to a useful utility room with door to the rear garden. To the first floor there are two double bedrooms, one with wardrobes. The family bathroom is fitted with a white suite. The loft space is part boarded and accessed via a ladder. Externally there is a block paved driveway providing off street parking. A shared footpath at the side leads to the rear garden gate. The rear courtyard style garden is block paved with a decked area and store.



- Two bedroomed semi detached family home
- Fitted kitchen with separate utility room
- Gas fired central heating and double glazing
- Family bathroom
- Rear block paved courtyard with decked area and store
- Two separate reception rooms
- In need of some modernisation
- Two double bedrooms
- Block paved driveway providing off street parking
- Popular residential location

GENERAL INFORMATION

Tenure: Freehold

Services: Gas central heating, mains electric, water and drainage

Double glazing

Local Authority: North Yorkshire Band B

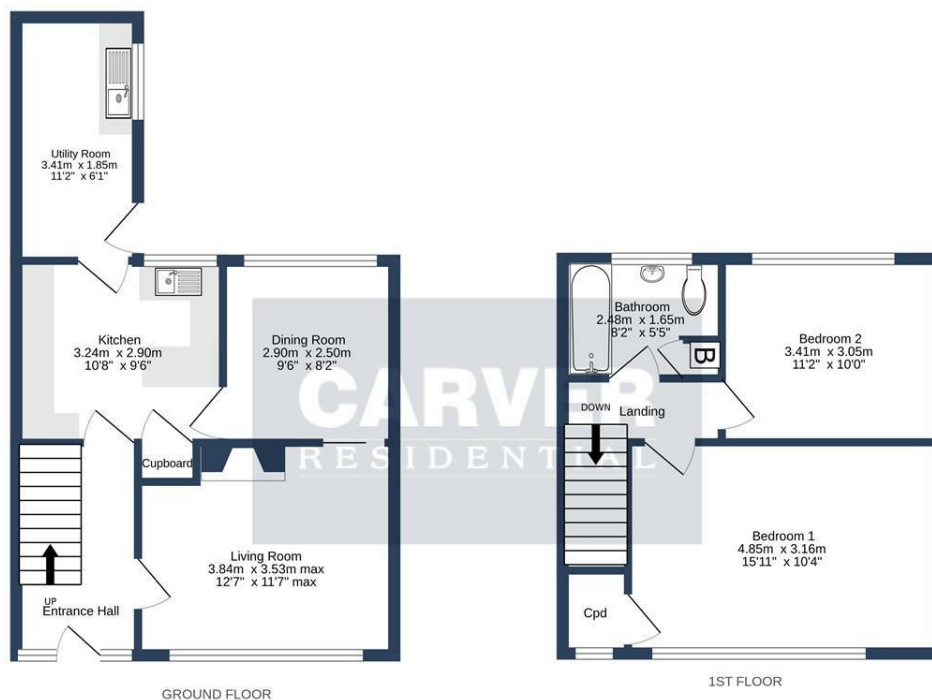
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Property Size Information

Please note the property size is taken from the Energy Performance Certificate and may not take into account all rooms from the floorplan (due to unheated space not being calculated e.g. this may potentially exclude a conservatory and/or garage)





FOREST ROAD, NORTHALLERTON, DL6 1LD.

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) 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 & Wales		
EU Directive 2002/91/EC		

Property size taken from EPC
893.00 sq ft

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The fee is up to 1% but a typical fee is 0.3% of the amount borrowed.

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