



country properties  
village properties  
town homes  
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building plots

The Green,  
Danby Wiske, Northallerton, DL7 0NQ

**Offers in the region of £249,950**

**NICK & GORDON**  
**CARVER**  
RESIDENTIAL



**A three bedroomed period cottage situated overlooking the green in the popular village of Danby Wiske.**

**\*\* New fitted kitchen with integrated appliances \*\* Courtyard garden \*\* Overlooking the village green \*\***

A three bedroomed period cottage situated overlooking the green within the popular village of Danby Wiske. The property benefits from gas fired central heating, is mostly double glazed and the spacious well presented accommodation includes an entrance porch, spacious living room with log burning stove, kitchen / dining room with a gorgeous newly fitted kitchen with Belfast sink, work tops and integrated wine cooler, washing machine, oven, hob, fridge and freezer. There is also a useful under stairs storage cupboard / pantry. To the first floor there is a master bedroom with fitted wardrobes, two further bedrooms and a family bathroom fitted with a white suite with shower over the bath. A stair case continues to the second floor landing leading to a converted attic room with velux window and ample storage. Externally there is an enclosed rear courtyard garden that has been landscaped to provide a lovely outside space together with garden shed. A gate from the courtyard provides access to the passageway leading to the front.







- Three bed roomed period cottage
- New fitted kitchen with integrated appliances
- Master bedroom with fitted robes
- Enclosed landscaped courtyard garden
- Village location
- Overlooking the village green to the front
- Log burning stove in the living room
- Large attic room
- Gas fired central heating and double glazing
- Close to Northallerton

Tenure: Freehold

Services: LPG central heating, mains electric, water and drainage.

Double glazing (Porch not double glazed)

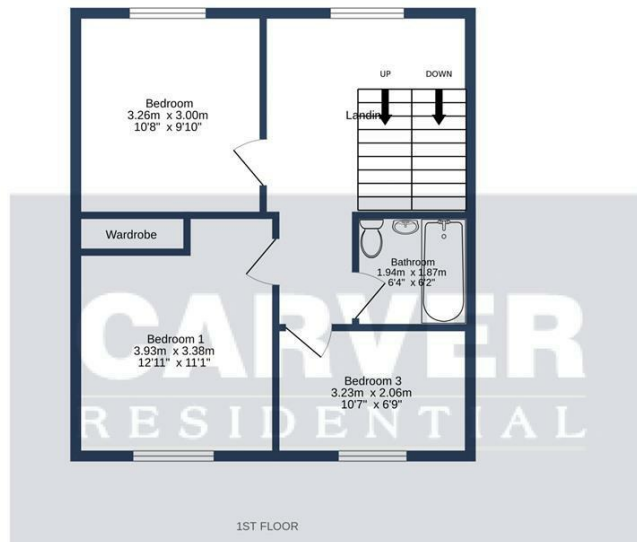
Local Authority: North Yorkshire. Band C

The passage to the left hand side of the property is owned by the property but there is a right of way through it.

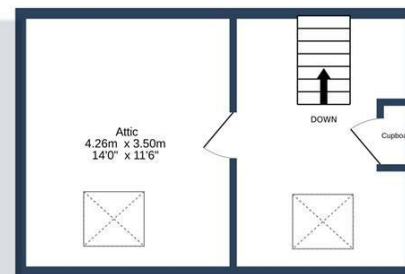
The owner has a right of way from the garden to the passage and to access the LPG tank.



GROUND FLOOR



1ST FLOOR



2ND FLOOR

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		66
(39-54) <b>E</b>	42	
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

THE GREEN, DANBY WISKE. DL6 0NQ.

TOTAL FLOOR AREA : 115.0 sq.m. (1238 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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MAB 6202



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