



**29 CHURCH VIEW, BROMPTON,
NORTHALLERTON
O.I.R.O £210,000**



**Northallerton
Estate Agency**

Church View

Northallerton, DL6 2QX



A DELIGHTFUL 2 BEDROOM BRICK BUILT END OF TERRACE COTTAGE IN THE POPULAR VILLAGE OF BROMPTON, NORTHALLERTON. THIS PROPERTY HAS A GOOD SIZED GARDEN AND GARAGE AREA AND IS CLOSE TO NORTHALLERTON MARKET TOWN WITH MAINLINE TRAINS TO YORK AND LONDON AND A1 & A19. LOVELY VIEWS OVER LOOKING THE CHURCH AND VILLAGE GREEN. TRADITIONAL BRICKS USED FOR A MODERN HOME TO GIVE CHARACTER AND BLEND INTO THE SURROUNDING LANDSCAPE.

- 2 DOUBLE BEDROOMS
- UPVC WINDOWS
- SOUGHT AFTER VILLAGE LOCATION
- GARAGE
- GOOD SIZED GARDEN
- CLOSE TO A1 & A19

ENTRANCE LOBBY

CEILING LIGHT POINT AND CLOAKS HANGING SPACE

LIVING ROOM

FEATURE FIREPLACE WITH ELECTRIC FIRE, CEILING LIGHT POINT, DOUBLE RADIATOR, COVED CEILING, PHONE AND TV POINT AND UNDER STAIR STORE CUPBOARD

KITCHEN DINER

GOOD RANGE OF BASE AND WALL MOUNTED UNITS, INSET 4 RING GAS HOB, SINGLE SINK AND DRAINER WITH MIXER TAP, SPACE FOR WASHING MACHINE, BUILT IN OVEN AND EXTRACTOR, SPACE FOR FRIDGE FREEZER. THE DINING AREA HAS CEILING LIGHT POINTS, RADIATOR, WOOD EFFECT FLOORING AND STAIRS LEADING TO THE FIRST FLOOR.

LANDING AREA

AIRING CUPBOARD WITH IMMERSION HEATER AND CEILING LIGHT POINT.

BEDROOM 1

A GOOD SIZED DOUBLE WITH CEILING LIGHT POINT, RADIATOR, TV POINT

BEDROOM 2

AGAIN A GOOD SIZED ROOM WITH CEILING LIGHT POINT, RADIATOR AND TV POINT

BATHROOM

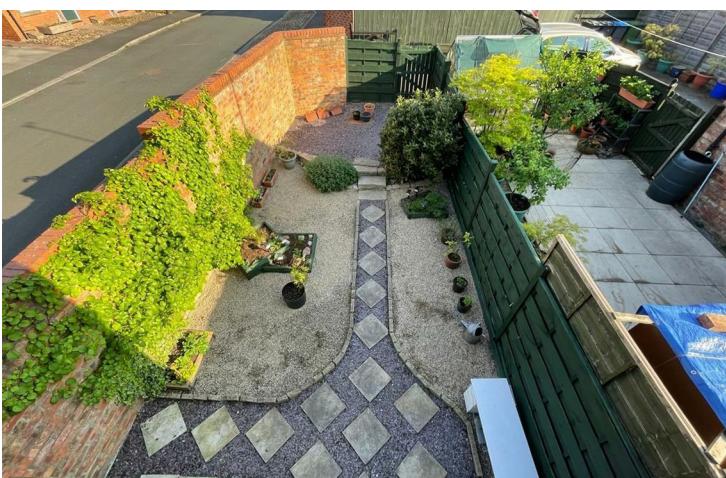
FULLY TILED AROUND THE BATH WITH AQUALISE SHOWER, BASIN, WC, EXTRACTOR, RADIATOR AND CEILING LIGHT SPOTS.

GARDEN

A GOOD SIZED LOW MAINTENANCE COTTAGE GARDEN WITH PATIO AREA.

GARAGE

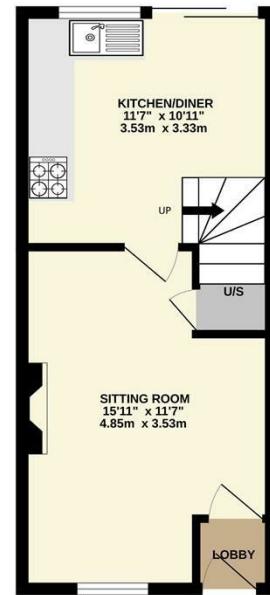
WITH UP AND OVER DOOR AND MAINS POWER, AND SPACE TO PARK A VEHICLE IN FRONT.



Call us to arrange a viewing on **01609 771959**

GROUND FLOOR
306 sq.ft. (28.6 sq.m.) approx.

1ST FLOOR
311 sq.ft. (28.9 sq.m.) approx.



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TOTAL FLOOR AREA: 619 sq. ft. (57.5 sq.m.) 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. Dimensions of rooms and other items are approximate and no responsibility is taken for any error. Measurements of rooms and other items are approximate and no responsibility is taken for any error. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Made with Roombox CO2

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs	A		
Energy efficient - lower running costs	B		
Good - running costs average	C		
Standard - running costs above average	D		
Below average - higher running costs	E		
Very poor - very high running costs	F		
Poor - high running costs	G		

England & Wales

EU Directive 2010/31/EU

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- These particulars are set out as a general outline only for the guidance for intending purchasers and do not constitute, nor constitute a part of, an offer or Contract.
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- You should place no reliance on anything stated verbally by any of our staff unless the matter is confirmed by us in writing. If any issue (included or not in these particulars) is of major importance to your interest in this property, please ask us for further information.

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