



5 MANOR COURT, CHURCH VIEW,
NORTHALLERTON
OFFERS IN THE REGION OF £132,500



Northallerton
Estate Agency



Manor Court

Northallerton, DL6 2UT

AN ATTRACTIVE FIRST FLOOR ONE BEDROOM, IMMACULATLY PRESENTED, FLAT IN THE POPULAR VILLAGE OF BROMPTON. THE PROPERTY ENJOYS A LARGE DOUBLE BEDROOM, QUALITY FITTED BATHROOM WITH A MODERN WHITE SUITE AND A MIRA GO ELECTRIC SHOWER OVER THE BATH. THE OPEN PLAN LIVING/KITCHEN AREA ENJOYS WOOD LAMINATE FLOORING WITH THE KITCHEN BOASTING WOOD EFFECT WORK SURFACES, ENAMEL SINK UNIT, BUILT IN BRUSHED STEEL 5 RING GAS DOUBLE OVEN AND GRILL BENEATH AND THE BENEFIT OF SPACE FOR A WASHING MACHINE AND FRIDGE FREEZER. THE GARAGE AND PARKING SPACE CAN BE FOUND TO THE REAR OF THE MEWS DEVELOPMENT.

- VILLAGE LOCATION
- FIRST FLOOR ONE DOUBLE BEDROOM
- OPEN PLAN LIVING KITCHEN
- GAS FIRED CENTRAL HEATING
- PARKING AND GARAGE
- CHAIN FREE



ENTRANCE

STONE STEPS LEADING UP THE FRONT OF THE PROPERTY TO THE FRONT DOOR WHICH LEADS YOU DIRECTLY TO THE STAIRS UP TO THE PROPERTY.

KITCHEN

RANGE OF BASE AND WALL UNITS WITH INSET SINK AND DRAIN UNIT WITH QUALITY MIXER TAP OVER, BUILT IN GAS HOB WITH TILED SPLASHBACKS AND OVEN AND GRILL BENEATH, EXTRACTOR HOOD OVER WITH FAN AND LIGHT, SPACE AND PLUMBING FOR WASHING MACHINE, SPACE FOR FRIDGE FREEZER, CEILING LIGHT POINT.

LIVING ROOM

GOOD SIZE OPEN SPACE ENJOYING NATURAL LIGHTING FROM THE WINDOWS, 2 CEILING LIGHT POINTS, 2 RADIATORS.

BEDROOM

DOUBLE BEDROOM WITH CEILING LIGHT POINT, RADIATOR.

BATHROOM

WHITE SUITE COMPRISING OF PANELLED BATH WITH GLASS SHOWER SCREEN AND ELECTRIC SHOWER, PEDESTAL WASHBASIN WITH QUALITY MIXER TAPS, DUO FLUSH TOILET, WALL MOUNTED MIRROR FRONTED BATHROOM CABINET, FULLY TILED ROOM.

VIEWING - BY APPOINTMENT THROUGH THE AGENCY - Tel. No. 01609 771959
 TENURE - LEASEHOLD WITH SHARE OF FREEHOLD
 SERVICES - MAINS GAS, WATER, ELECTRIC & DRAINAGE
 NYCC TAX BAND - B
 EPC - TBC



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

The floor plan shows a rectangular layout. On the left is a yellow bedroom (11'8" x 8'10" / 3.56m x 2.68m). Below it is a light blue bathroom (7'10" x 7'1" / 2.40m x 2.15m) containing a toilet, sink, and bathtub. A brown cupboard is located between the bedroom and bathroom. The central area is a large yellow lounge (17'11" x 14'8" / 5.46m x 4.47m). To the right of the lounge is a kitchen (14'8" x 7'10" / 4.47m x 2.38m) with a sink, stove, and refrigerator. An entrance hall (5'0" x 7'0" / 1.52m x 2.13m) leads to the entrance and contains a coat closet. A double door provides access to the front garden.

BEDROOM
11'8" x 8'10"
3.56m x 2.68m

BATHROOM
7'10" x 7'1"
2.40m x 2.15m

LOUNGE
17'11" x 14'8"
5.46m x 4.47m

KITCHEN
14'8" x 7'10"
4.47m x 2.38m

ENTRANCE HALL
5'0" x 7'0"
1.52m x 2.13m

CLOSET
5'0" x 7'0"
1.52m x 2.13m

COAT CLOSET
5'0" x 7'0"
1.52m x 2.13m

UPBOARD

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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