



18 LEAD LANE, BROMPTON,
NORTHALLERTON
OFFERS IN THE REGION OF £150,000



Northallerton
Estate Agency



Lead Lane

Northallerton, DL6 2RG

A brick built and rendered 3 storey town house type residence, just outside of the village green. Enjoys the benefit of a garage. Clay pan tile roof and gas fired central heating and UPVC double glazed throughout.

2 bedroomed across 3 floors, with gas central heating and garage. Located in the picturesque village of Brompton,, close to local amenities such as school, shops, church and public houses. Great for walking and cycling.

- 2 Bedrooms
- Garage (for parking)
- Close to local amenities
- Substantial Raised Patio
- Gas Central Heating
- Located in Brompton
- Council Tax Band B
- Light and Airy Sitting Room



OUTSIDE

Raised large patio which is flagged, post & plank fencing around with open aspect type at the rear recently removed and opened up to a nice view out. South West facing which attracts the sun all day long.

ENTRANCE HALL AND STORE ROOM

UPVC sealed unit double glazed door with leaded coloured and etched glass light into entrance hall. Balustrade and stairs up to 1st floor. Recessed store room or useful study presently used as a trunket room. Door into:-

GARAGE

Good size garage with wall mounted Alpha Intex 28x condensing combi gas fired central heating boiler. Space and plumbing for auto wash at the rear. Electric up and over door to the front set on a concrete base.

LIVING ROOM - MIDDLE FLOOR

Full height double glazed patio doors out. Coved ceiling, 2 wall light points, chimney breast with ornamental stone surround and hearth. Double radiators and useful recessed area suitable for desk etc. Stairs leading up to 3rd floor.

KITCHEN - MIDDLE FLOOR

Attractive range of contemporary grey base an wall cupboards, granite effect work surfaces with sink drainer single bowls stainless steel sink. 4 ring Zanussi ceramic hob with brushed steel and ceramic hob beneath. Glass splash backs and Zanussi extractor fan

and light over. Built in Zanussi dishwasher and space for fridge/freezer, small fitted breakfast bar, double radiator and inset spot lights with a good size window looking out onto the rear patio [providing a nice degree of natural light. Stairs up to the first floor leading to:-

BEDROOM 1 - MASTER - TOP FLOOR

Enjoys coved ceiling, double radiator, 3/4 wall length shelved cupboards with sliding doors to front. Recessed over stairs double wardrobe with cloak handing rail and shelf over with internal light.

BEDROOM 2 - TOP FLOOR

2 Wall light point, coved ceiling and radiator.

BATHROOM - TOP FLOOR

Enjoys fully tiled shower cubicle with thermostatic controlled mains bar shower with sliding door to front. White suite comprising of panelled bath with easy turn hot & cold taps, pedestal wash basin easy turn hot & cold taps, duo flush WC. Wall mounted shaver socket and mirror. Ceiling light point, wall mounted mounted chromed towel rail.

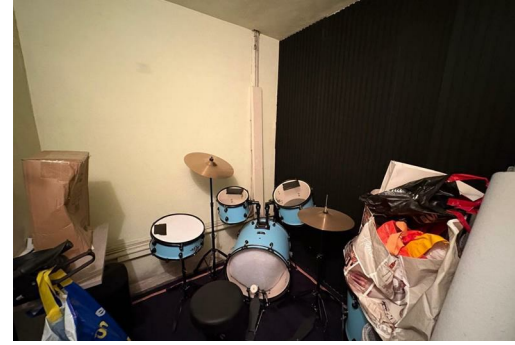
VIEWING - BY APPOINTMENT THROUGH THE AGENCY - Tel. No. 01609 771959

TENURE - FREEHOLD

SERVICES - MAINS GAS, WATER, ELECTRIC & DRAINAGE ????

NYCC TAX BAND - B

EPC - D



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

