



MOWBRAY ROAD, NORTHALLERTON

OFFERS IN EXCESS OF £435,000



Northallerton
Estate Agency



Mowbray Road

Northallerton, DL6 1QT

Spacious detached bungalow with 6 bedrooms and scope to develop subject to planning permission for a separate self contained annex or garage space. Desirable location close to town, schools and transport connections.

- 6 BEDROOMS
- LARGE GARDEN
- UTILITY ROOM
- EXTENSIVE PARKING
- SCOPE TO CONVERT A SELF CONTAINED ANNEX (STPP)
- SOUGHT AFTER LOCATION

A well presented substantial six bedroomed detached bungalow situated in the sought after area off Stokesley Road with links to A19 and close to schools. The property sits on a good sized plot and has scope to be converted to contain a self contained annex with the right planning permissions, there is also scope to reopen the front of the property and add back a large garage subject to planning permission. The driveway gives easy access to plenty of parking for several vehicles.

Internally the property is well laid out and has spacious room sizes, 6 spacious bedrooms, a good sized kitchen leading of to a good sized utility room. The main lounge is in a central location on the property overlooking a large garden. There are 3 W/C's and a main bathroom they are in need of some modernisation but the

VIEWING- BY APPOINTMENT
WITH THE AGENCY

SERVICES- MAINS WATER, GAS,
ELECTRICITY AND DRAINAGE

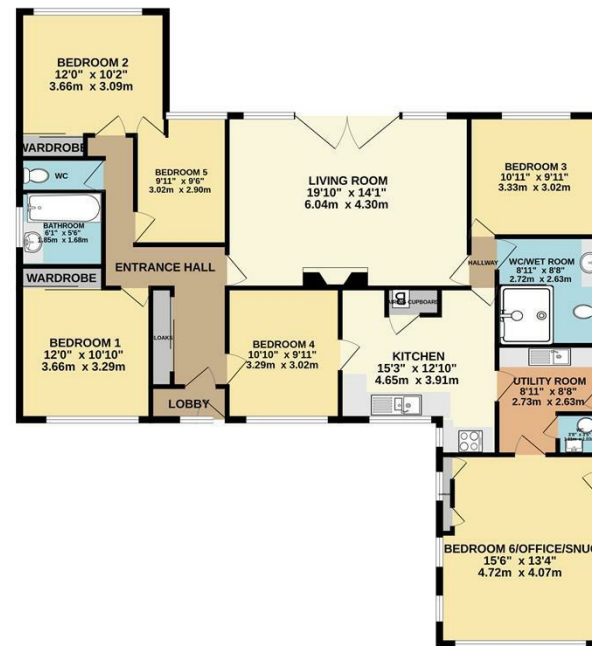
TENURE - FREEHOLD

CHARGES - NORTH
YORKSHIRE COUNCIL TAX
BAND E



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

GROUND FLOOR
1526 sq. ft. (141.8 sq.m.) approx.



37 MOWBRAY ROAD, NORTHALLERTON, NORTH YORKSHIRE, DL6 1QT

TOTAL FLOOR AREA: 1526 sq. ft. (141.8 sq.m.) approx.
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lowest running costs	A		
101-120 kWh/m ²	B		
81-100 kWh/m ²	C		
61-80 kWh/m ²	D		
41-60 kWh/m ²	E		
21-40 kWh/m ²	F		
1-20 kWh/m ²	G		
Most energy efficient - highest running costs			
Energy Efficiency Rating		69	
England & Wales		EU Directive 2002/91/EC	

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