



Main Road, Northallerton, DL7 0EZ

Offers In The Region Of £250,000

Venture
PROPERTIES

This neat and tidy three bedroom bungalow lies in this picturesque village of North Cowton which is located with access to Darlington, Richmond, Northallerton and Leyburn.

The property has been well maintained by the current owner and has oil fired central heating. The property is fully double glazed throughout and benefits from cavity wall insulation and offers good size family accommodation. In brief the property comprises: entrance hallway, lounge, kitchen/breakfast room, small garden room, 3 bedrooms and a family bathroom. There are well maintained attractive gardens to the front, side and rear and a garage with remote control up and over door and replaced roof. The central heating boiler was installed 5 years ago and the property has been re-wired.

In our opinion this bungalow would suit a variety of purchasers and viewing is recommended.

- Three Bedrooms
- Good Sized Family Accommodation
- Oil Fired Central Heating
- Detached Bungalow
- Gardens & Garage
- Must Be Viewed
- Village Location
- Upvc Double Glazing
- Council Tax Band D

- EPC Rating D

Entrance Hall

Upvc door to the front, storage cupboard and radiator.

Lounge

17'6 x 12'4 (5.33m x 3.76m)

Upvc double glazed windows to the front and side, fireplace with electric fire, radiator.

Lounge

Kitchen/Diner

14'7 x 9'11 (4.45m x 3.02m)

Upvc double glazed windows to the rear and side, fitted with a range of wall, base and drawer units, contrasting work surfaces, electric hob, oven and extractor over, sink unit, space for washer, space for fridge/freezer and tiled flooring.

Kitchen/Diner

Kitchen/Diner

Garden Room

Upvc double glazing, tiled flooring and sliding door.

Bedroom 1

11' x 11' (3.35m x 3.35m)

Upvc double glazed window to the side, fitted wardrobes and radiator.

Bedroom 2

11'11 x 9'8 (3.63m x 2.95m)

Upvc double glazed window to the front and radiator.

Bedroom 3

10' x 9'9 (3.05m x 2.97m)

Upvc double glazed window to the side and radiator.

Shower Room

Upvc double glazed window to the rear, fitted with a white suite comprising shower cubicle, wash hand basin, low level wc, part tiled walls, radiator and vinyl flooring.

Externally

To the front of the property the garden is laid mainly to lawn with borders and mature shrubs enclosed within a hedge. To the rear the garden is laid to lawn with block paved area, workshop/lean to and access to a single garage with electric up and over door, space for off street parking.



Externally

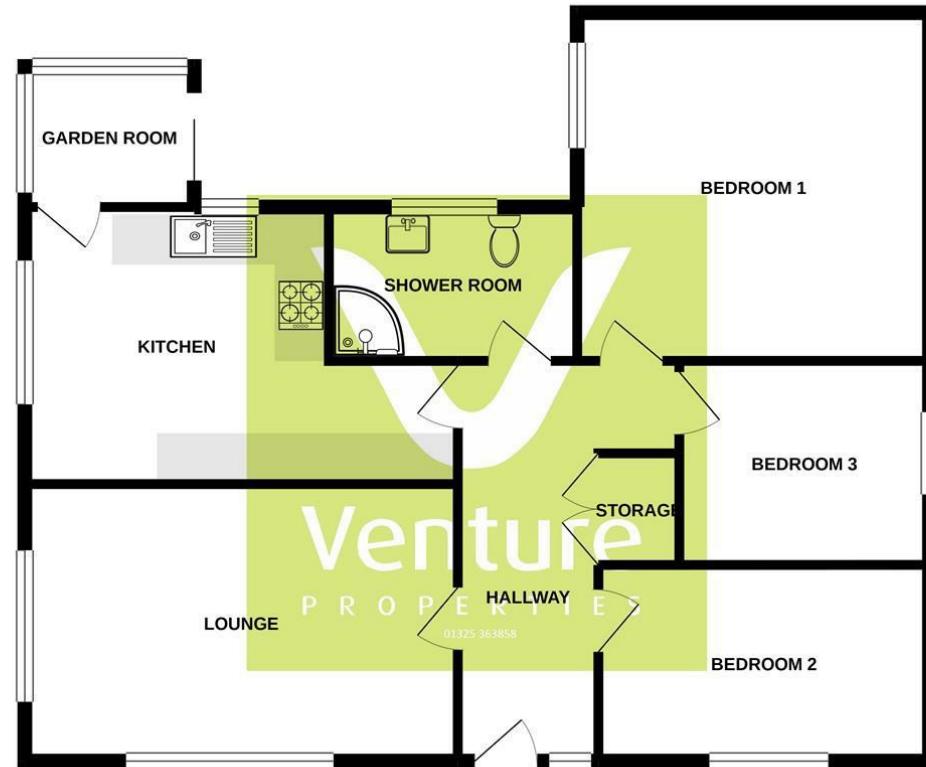
Externally

Council Tax

Band D



GROUND FLOOR



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 floor symbols shown are not to scale and have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs (92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions (92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	



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