



42 Meadow Road
Drifffield
YO25 5NL

SHARED OWNERSHIP

£56,250

2 Bedroom Detached Bungalow - Shared Ownership



Garden



2



1



1



Off Road
Parking



Gas Central Heating

42 Meadow Road, Driffield, YO25 5NL

Purchase a 25% share of this detached bungalow in a popular setting paying a market rent for the remaining portion. Shared ownership perfect way for many people to enter into home ownership reducing the level of deposit usually required. A higher proportion can be purchased after legal completion of the transaction up to the whole 100% ownership.

Purchasing by shared ownership is subject to an affordability assessment.

A substantial detached bungalow in a popular residential setting within a short walking distance of the town centre offering two bedroom accommodation. Given that the property was built within the last 10 years, it has a distinctively contemporary feel.

It also includes an enclosed rear garden along with side drive for parking.

DRIFFIELD

Driffield remains a market town, notwithstanding the closure of the livestock market in 2001. The central shopping area includes a weekly stalled market, with shops providing a wide range of goods and services for everyday needs supplemented by retailers such as B&M, Iceland, Boyes, Peacocks, Yorkshire Trading, Tesco and Lidl. Many local shops provide a personal service, in addition to a wide range of goods.

Other amenities include a modern Sports Centre with swimming pool, cricket, tennis, bowls, football and rugby teams, dancing, gyms etc. together with many clubs and associations. Road and rail links to the neighbouring coastal market towns, including Beverley, Hull and beyond.



Lounge



Kitchen



Bedroom 1



Bedroom 2

Accommodation

ENTRANCE HALL

15' 4" x 3' 1" (4.69m x 0.96m)

With wood effect flooring. Radiator.

LOUNGE

16' 7" x 10' 7" (5.07m x 3.24m)

With rear facing French doors and side windows, wood effect flooring. Radiator.

Opening into:

KITCHEN

10' 8" x 6' 7" (3.26m x 2.01m)

With a range of modern kitchen units featuring base, drawer and wall units with chrome effect handles, one and a half bowl stainless steel sink with mixer tap. Space and plumbing for automatic washing machine and integrated electric oven and gas hob with extractor over and stainless steel splashback. Wood effect flooring. Radiator.

BEDROOM 1

11' 3" x 10' 7" (3.43m x 3.24m)

With front facing bay window. Radiator.

BEDROOM 2

11' 2" x 6' 7" (3.42m x 2.01m)

With front facing window. Radiator.

WET ROOM

6' 7" x 5' 4" (2.02m x 1.65m)

This is a walk-in wet room with curtained off shower area and electric shower. With a bracket wash hand basin and low level WC. Chrome heated towel radiator.

OUTSIDE

The property is set back from the road behind its own front forecourt which allows parking for two vehicles. To the rear is an enclosed area of predominantly lawned garden.

CENTRAL HEATING

Gas fired central heating to radiators. The boiler also provides domestic hot water.

DOUBLE GLAZING

Sealed unit double glazing throughout.



Wet Room



Garden

TENURE

We understand that the property is leasehold. Because there is a rented element to this property, initially the property is held on a lease. This can be reverted to freehold in the event of full ownership being purchased. Further details on the lease and any additional charges are available upon request.

SHARED OWNERSHIP

A shared ownership purchase is subject to an affordability assessment to be undertaken by an approved mortgage broker. 25% ownership is available immediately with a market rent of £375.86 being payable for the remaining share. (This includes a service fee and is reviewable every April).

For more information please see the document online entitled Applicant information-resales.

COUNCIL TAX

Band C.

ENERGY PERFORMANCE CERTIFICATE

Rating B.

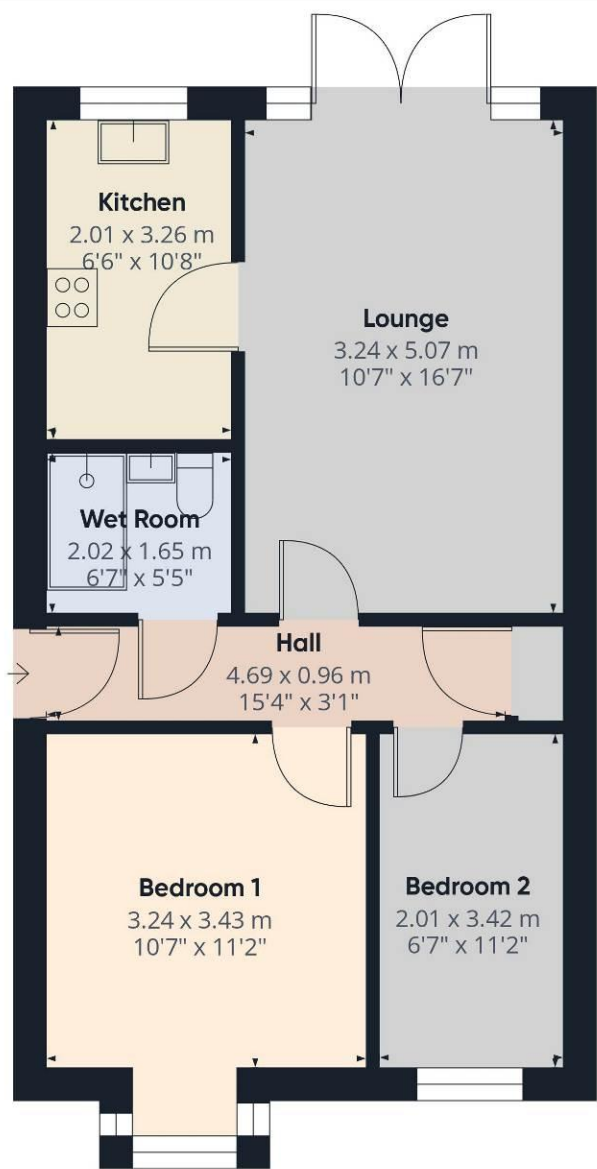
NOTE

Heating systems and other services have not been checked. All measurements are provided for guidance only. None of the statements contained in these particulars as to this property are to be relied upon as statements or representations of fact. In the event of a property being extended or altered from its original form, buyers must satisfy themselves that any planning regulation was adhered to as this information is seldom available to the agent. Floor plans are for illustrative purposes only.

VIEWING

Strictly by appointment with Ulllyotts 01377 253456 - Option 1.
Regulated by RICS

The digitally calculated floor area is 50 sq m (544 sq ft). This area may differ from the floor area on the Energy Performance Certificate.





42 Meadow Rd

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