

# Castlemartin



Impressive, large, rear family room extension

Large extended garage and block paved drive

Four double bedrooms, all with robes, and Master with ensuite

Separate lounge, dining room, kitchen and family room

Favoured area of Ingleby Barwick

**£339,995**



Multi-Award Wining

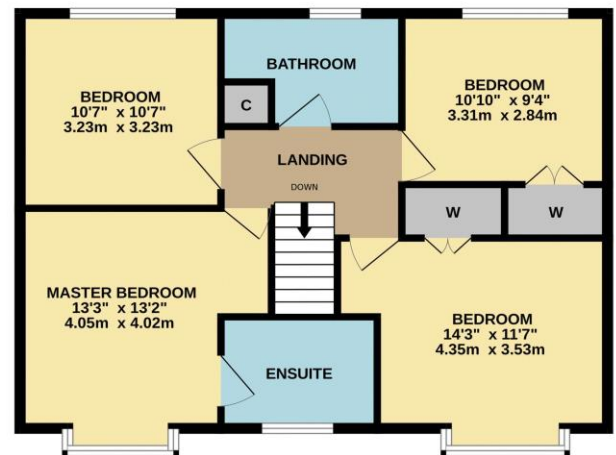
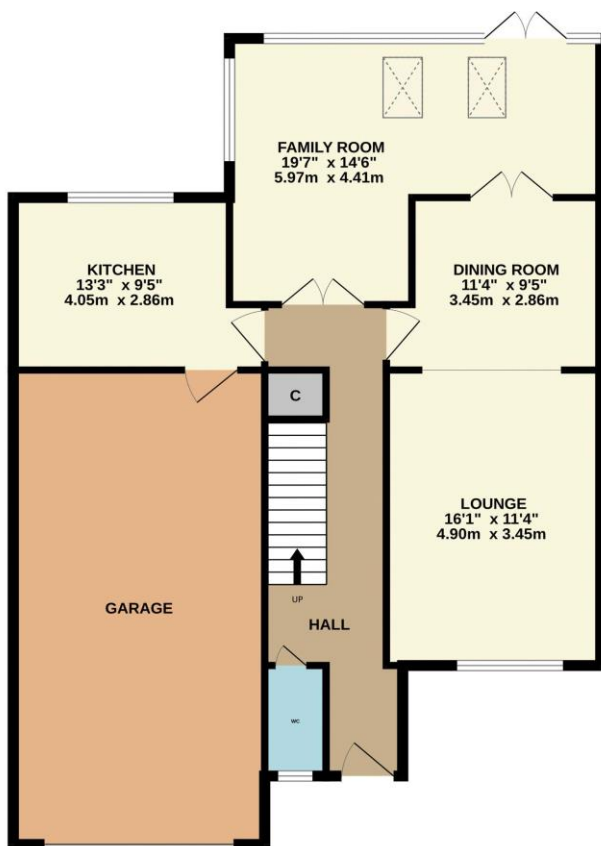


A large rear 'Family Room' extension has significantly enhanced the living accommodation that this already spacious family property delivered. Providing a generous, and flexible space that significantly increases the ground floor footprint. Additionally, the garage has been extended forwards and is another feature worthy of special mention. The rear garden is established, fully enclosed and enjoys a sunny aspect, with lawn, patios and timber shed, whilst a block paved front drive allows off-road parking.

Internally, the ground floor now comprises an entrance hall, cloakroom/WC, spacious lounge, dining room, quality fitted kitchen, and large family room with feature vaulted ceiling. The first floor brings four double bedrooms, all with robes, and 'Master' with impressive ensuite, complimented by the attractive, and coordinated family bathroom. Situated within this favoured Round Hill area of Ingleby Barwick, early viewing is suggested.

GROUND FLOOR

1ST FLOOR





# "The Ingleby Barwick Experts"







Tenure: Freehold

Council Tax Band: E

EPC Rating: TBC



AGENTS NOTE: Every care has been taken with the preparation of these details, but they are for general guidance only. Measurements and dimensions are approximate, and any fixtures or fittings shown in photography does not infer that they are to be included within the sale. The agent has not tested any appliances or supplies and professional verification of these should be sought prior to purchase if required. These particulars do not constitute a contract or part of a contract.