

Bernica Grove



Four bedroom detached property in favoured Sober Hall area

Impressive, remodelled and open-plan kitchen/diner

Four bedrooms, Three with robes and 'Master'; with stylish ensuite

No forward chain

Viewing essential

£265,000



Multi-Award Wining

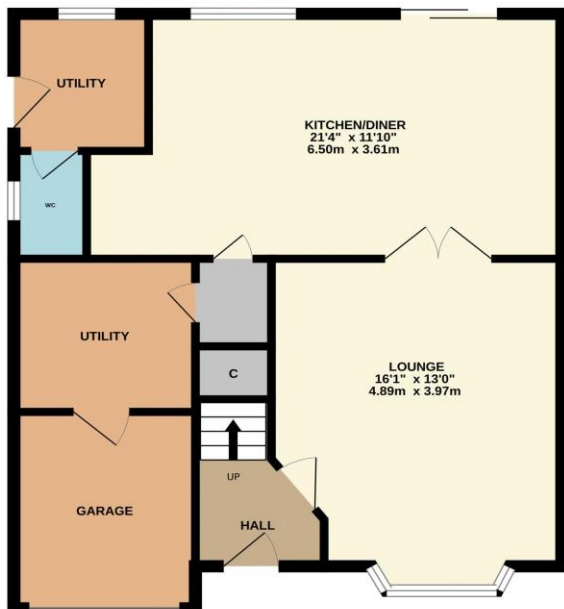
Located within this favoured, 'Sober Hall' end of Ingleby Barwick, this very attractive, four-bedroom detached family property is available with No Forward Chain. Modern, tasteful and attractive throughout, certainly worthy of internal inspection.

The spacious accommodation very briefly comprises an entrance hall, bay-fronted living room, impressive remodelled open-plan kitchen/diner, utility and cloakroom/WC to the ground floor. The first floor delivers four good bedrooms, three with recessed fitted robes, and 'Master' with a stylish, refitted ensuite, complimented by the quality family bathroom.

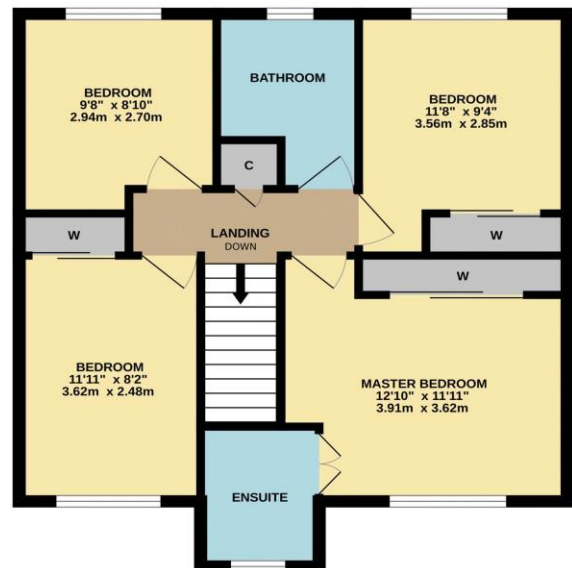
A useful utility area has been provided by way of a partial garage conversion, with approximately 50% remaining at the front for storage.

A double width drive provides off-road parking, running alongside the front, lawned garden. The rear garden is fully fence enclosed, with lawn, patios, and side gravelled section with shed, fenced off. The recently added pergola is a lovely feature, shading the near end patio and allowing a fantastic dining/entertaining area.

GROUND FLOOR



1ST 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 services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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“The Ingleby Barwick Experts”





Tenure: Freehold

Council Tax Band: D

EPC Rating: D



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