

N A I S H
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15 Montague Road
, Bishopthorpe, YO23 2SP

Wonderful detached family home in the heart of Bishopthorpe!

£450,000

15 Montague Road

, Bishopthorpe, YO23 2SP



- Wonderful Detached Home
- Off Street Parking
- Three bedrooms
- Open Plan kitchen-Dining-Living
- Large Garden
- Modern Interior
- Home Office
- Potential to extend

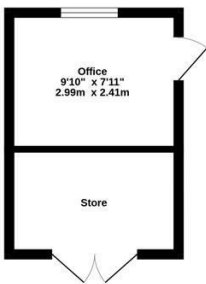


Directions

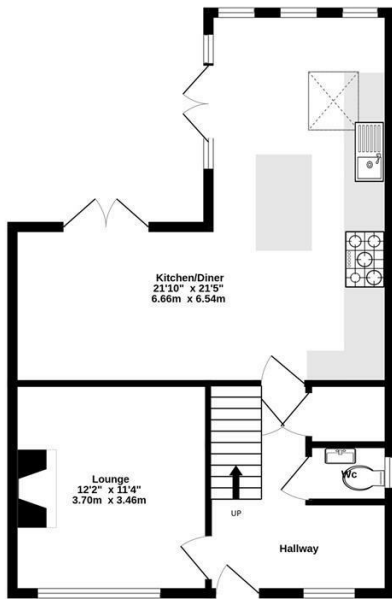


Floor Plan

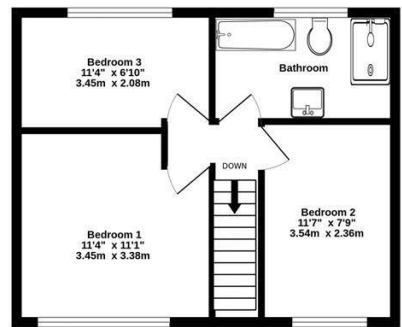
OUTBUILDINGS
137 sq.ft. (12.8 sq.m.) approx.



GROUND FLOOR
583 sq.ft. (54.2 sq.m.) approx.



1ST FLOOR
293 sq.ft. (26.5 sq.m.) approx.



TOTAL FLOOR AREA: 1113 sq.ft. (103.4 sq.m.) approx.

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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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			84
(81-91) B			
(69-80) C			
(55-68) D		63	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	