

West Street, Swinton Malton
Guide Price £345,000



STONE BUILT BUNGALOW with TWO DOUBLE BEDROOMS plus LARGE KITCHEN DINER SNUG and SEPARATE UTILITY. An Open Plan LOUNGE and a CONSERVATORY. Guest WC plus Family BATHROOM. DOUBLE GLAZING, OIL CENTRAL HEATING, GARAGE, Low Maintenance GARDEN and Countryside VIEWS. NO ONWARD CHAIN.

Porch

Oak door to the front aspect, tiled flooring, access to WC and Kitchen / Snug.

WC

White two piece suite comprising of low flush WC, wash hand basin, extractor fan, radiator and tiled flooring.

Kitchen/Diner/Snug 5.40m x 5.10m - 17'9" x 16'9"

Snug Area

UPVC double glazed windows to the front aspect, feature stone fireplace with open fire, radiator and power points.

Kitchen Area

Window to the rear with countryside view, Door to the rear giving access to the utility area. Range of Oak base units with roll top work surface, stainless steel sink and drainer, space for electric oven, extractor hood, space for under the counter fridge, radiator, power points, storage cupboard housing the airing cupboard and boiler,

Utility 3.20m x 2.20m - 10'6" x 7'3"

Windows to the rear and side aspects with countryside views, UPVC double glazed stable door to the side aspect, base units with roll top work surface, stainless steel sink and drainer, space for washing machine, space for tumble dryer, space for fridge freezer, power points tiled flooring.

Inner Hall

Access to bedroom One and bathroom.

DISCLAIMER

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

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Bedroom One 5.40m x 4.40m - 17'9" x 14'5"

UPVC double glazed windows to the front and side aspects, fitted wardrobes, radiator, power points.

Bathroom

Two UPVC double glazed windows to the rear aspect, modern white three piece suite comprising of low flush WC, vanity wash hand basin, walk in double shower, vintage style radiator, tiled flooring.

Lounge 5.40m x 3.60m - 17'9" x 11'10"

UPVC double glazed window to the front aspect, UPVC double glazed Patio doors to the rear giving access to the conservatory. Feature stone brick fireplace with electric coal effect fire, TV point, radiator and power points.

Conservatory 3.50m x 1.90m - 11'6" x 6'3"

UPVC double glazed windows to the rear and side aspects with countryside views, UPVC double glazed stable door to the side giving access to the back garden, tiled flooring.

Bedroom Two 5.40m x 3.10m- 17'9" x 10'2"

UPVC double glazed window to the rear aspect with countryside views, fitted hanging space, radiator and power points.

Garage 4.80m x 3.80m - 15'9" x 12'6"

Larger than the average single garage with up and over door, window and personnel door to the side, power points and light.

Ample off street parking for numerous vehicles.

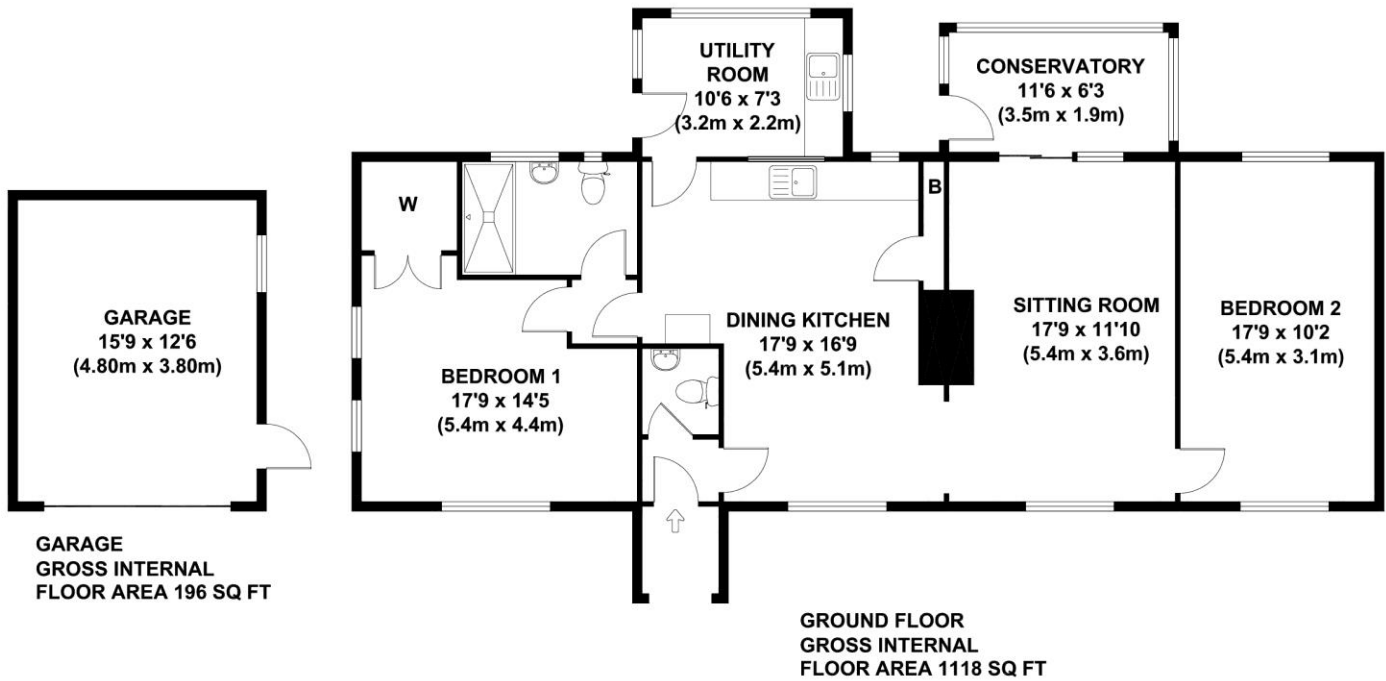
Rear Garden

Low maintenance rear garden laid to lawn with patio area and countryside views,

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Floor Plan



WEST STREET SWINTON

APPROX. GROSS INTERNAL FLOOR AREA 1314 SQ FT / 122 SQ M

FLOOR PLAN FOR IDENTIFICATION PURPOSES ONLY - NOT TO SCALE