



32 Evergreen Way

Norton, YO17 8BY

Offers Around £215,000



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Located in the popular area of Evergreen Way, Norton, Malton, this well presented three-bedroom semi-detached family home offers a perfect blend of comfort and modern living. The property opens to an entrance hall with downstairs WC, there is a spacious sitting room that leads to a light and airy kitchen diner with patio doors onto the garden. Upstairs there is a master bedroom with ensuite shower room, a further two bedrooms and family bathroom. Situated within the popular Persimmon Development, this home benefits from a friendly community atmosphere while being conveniently located near local amenities. Outside, to the rear of the property is a low maintenance garden which is enclosed and secure. To the front of the house, the property benefits from having two allocated parking spaces. A perfect family home and offered with no onward chain.

- Three bedroom semi-detached property
- Master Bedroom with Ensuite
- Popular Persimmon Estate
- Light and airy kitchen diner
- Enclosed and secure rear garden
- No onward chain
- Downstairs guest WC
- Allocated parking for two vehicles

Entrance Hall

Entrance hall with UPVC glazed front door, radiator, and electric meter box, stairs.

Guest WC

UPVC double glazed front aspect window, pedestal sink, low flush WC and radiator.

Sitting Room

UPVC double glazed front aspect windows, radiator, and under stairs storage cupboard.

Kitchen Diner

UPVC double glazed window and patio doors with inset Venetian blinds, radiator, one and a half sink with drainer unit with mixer tap, gas hob with electric oven and extractor above. Ideal Combi boiler. Space for a dishwasher washing machine and fridge.

Landing

Loft access and storage cupboard.

Master Bedroom

UPVC double glazed front aspect window, radiator and over stairs storage cupboard. Door leading to:

Ensuite Shower Room

UPVC front aspect window, shower cubicle with power shower above, pedestal sink, low flush WC, extractor fan and radiator.

Bedroom Two

UPVC double glazed rear aspect window, radiator.

Bedroom Three

UPVC double glazed rear aspect window, radiator.

Family Bathroom

UPVC side aspect window, extractor fan, panel bath with power shower above, pedestal sink and low flush WC. Radiator and extractor fan.

Exterior

Rear garden with patio area, outside tap and shed mainly laid to lawn private and fully closed. Side aspect

access leading round to the front of the property which has been converted to allow parking for two vehicles.

Services

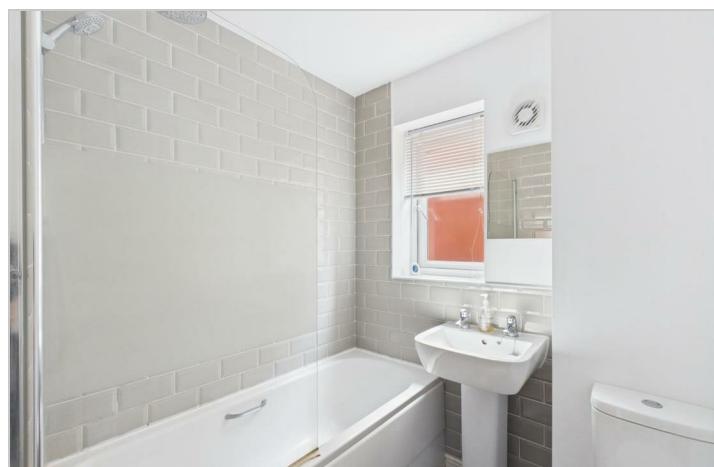
Mains connected to water, drainage, gas and electric.

There is a yearly fee for the estate maintenance fee, this can be confirmed with the agent.

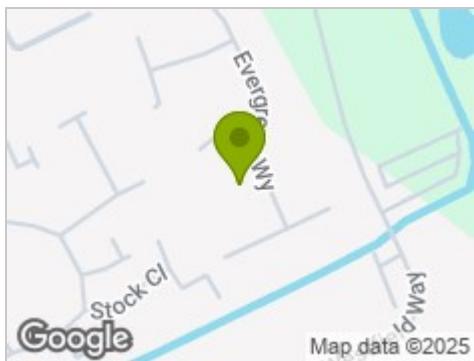
Council Tax Band B

Location

Norton is a busy and thriving area of Malton. It has good junior and secondary schools and there are a variety of local amenities to hand. Malton train station is a short walk away and offers direct railway links to Scarborough, York, Leeds, Manchester and Liverpool. Norton is also within easy access to the A64 which connects Scarborough, York and Leeds.



Road Map



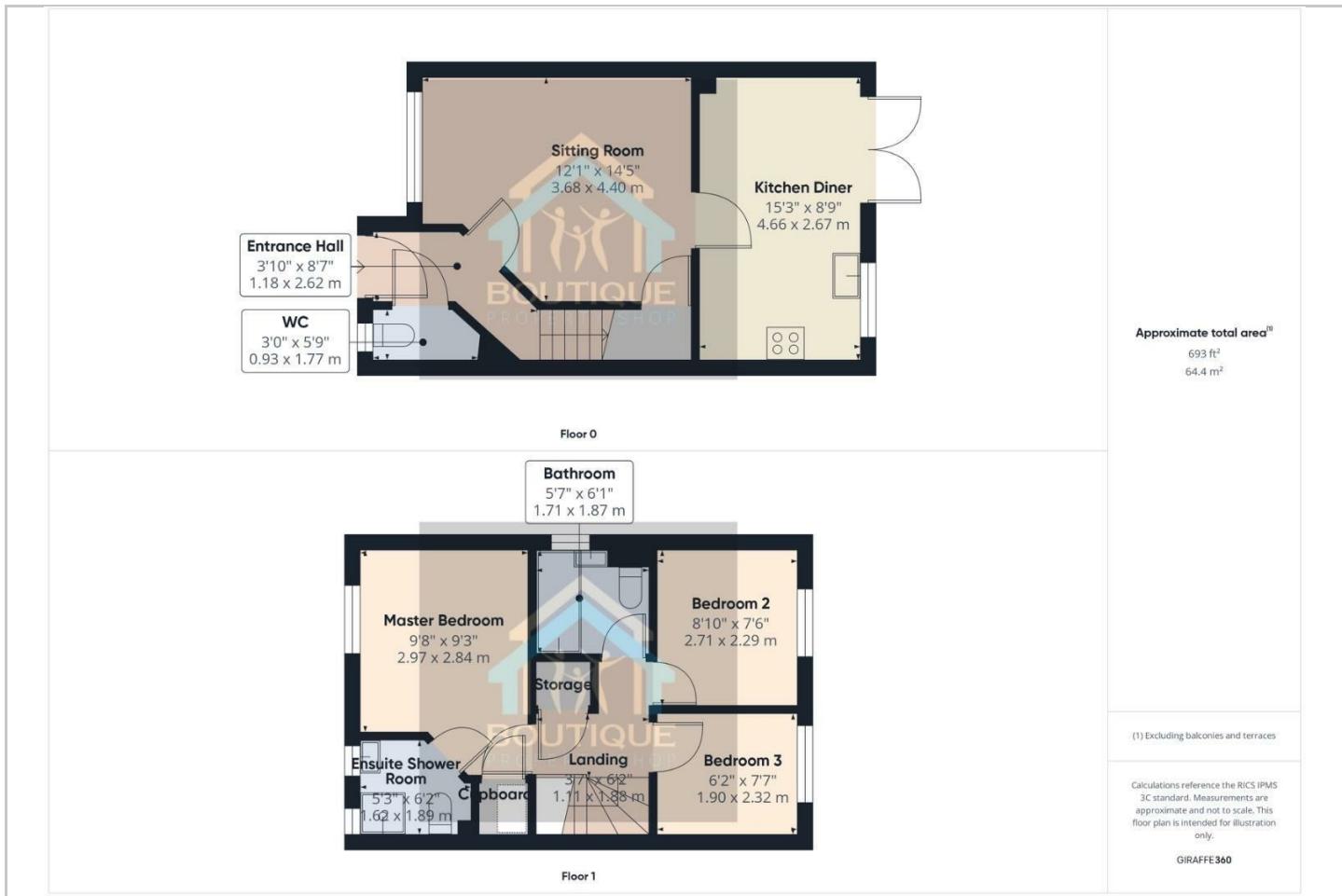
Hybrid Map



Terrain Map



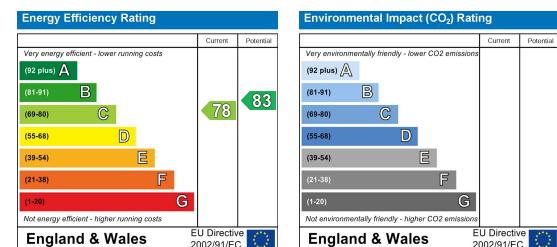
Floor Plan



Viewing

Please contact our Boutique Property Shop Office on 07515763622 / 01653 524224 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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