



10 Ayr Avenue, Catterick Garrison.

Asking Price £184,950

Forming part of this very popular development, conveniently positioned close to the centre of Catterick Garrison, this three bedroomed end terraced house offers well planned living spaces that will appeal to a range of buyers. To the ground floor there is a living room, a cloakroom and a dining kitchen, whilst to the first floor there are three bedrooms, the master being ensuite, and a house bathroom. Externally there is a garden and a garage. Being offered CHAIN FREE, an early inspection is recommended!

52 Richmond Road, Catterick Garrison, North Yorkshire, DL9 3JF

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## **Entrance Hall:**

With a radiator and a useful downstairs cupboard.

## **Living Room:**

4.50m x 3.09m

With a upvc double glazed window, a radiator a TV point and a feature fireplace with an electric fire and a modern styled surround.



## **Dining Kitchen:**

5.29m x 2.90m

With ample space for a table and fitted with a generous range of wall and base units with complimenting countertops.



Integrated into the units are a gas hob and an electric oven.

There is space for a fridge freezer, plumbing for a washing machine, a radiator and a upvc double glazed window. A pair of upvc double glazed doors open out to the garden.



## **Cloakroom:**

Fitted with a WC and a wash hand basin and having a radiator and a upvc double glazed window.

## **First Floor Landing:**

With loft access and an airing cupboard.

## **Bedroom:**

3.10m x 3.09m

A double bedroom with fitted wardrobes, a TV point, a radiator and a upvc double glazed window.





The **Ensuite** is fitted with a shower enclosure, a WC and a wash hand basin.



**Bedroom:**

3.09m x 2.63m

A double bedroom with a radiator and a upvc double glazed window.



**Bedroom:**

2.46m x 2.14m

With a radiator and a upvc double glazed window.

**Bathroom:**

2.14m x 1.97m

Fitted with a white suite that comprises a bath, a WC and a wash hand basin. There is a radiator and a upvc double glazed window.



**External**

To the front the property has a small lawned forecourt garden. There is a parking area where the property has a parking space.

The **Garage** is located in a block of garages adjacent the parking area.



The rear garden is mainly lawned and has a paved seating area.

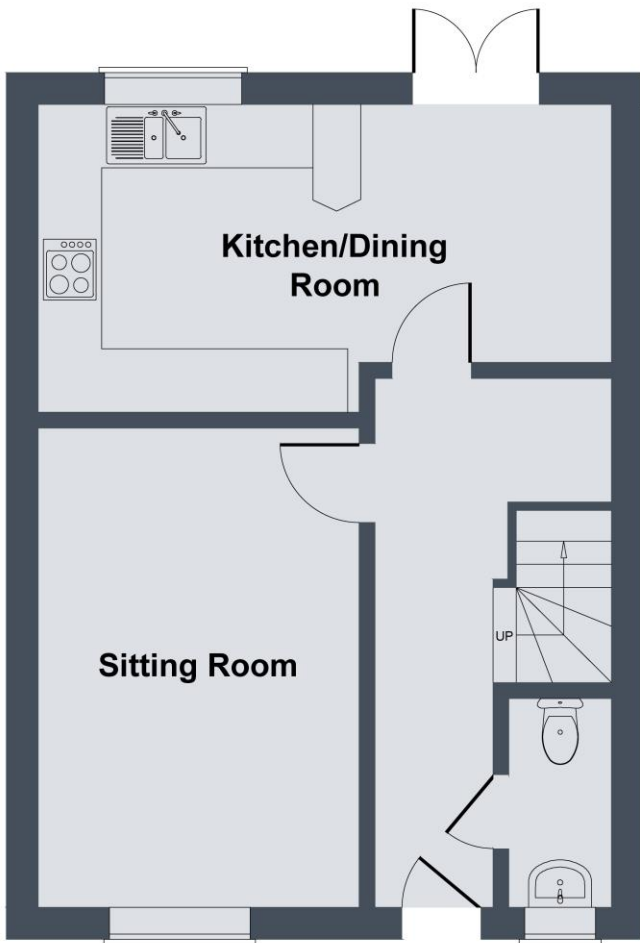


**Additional Information**

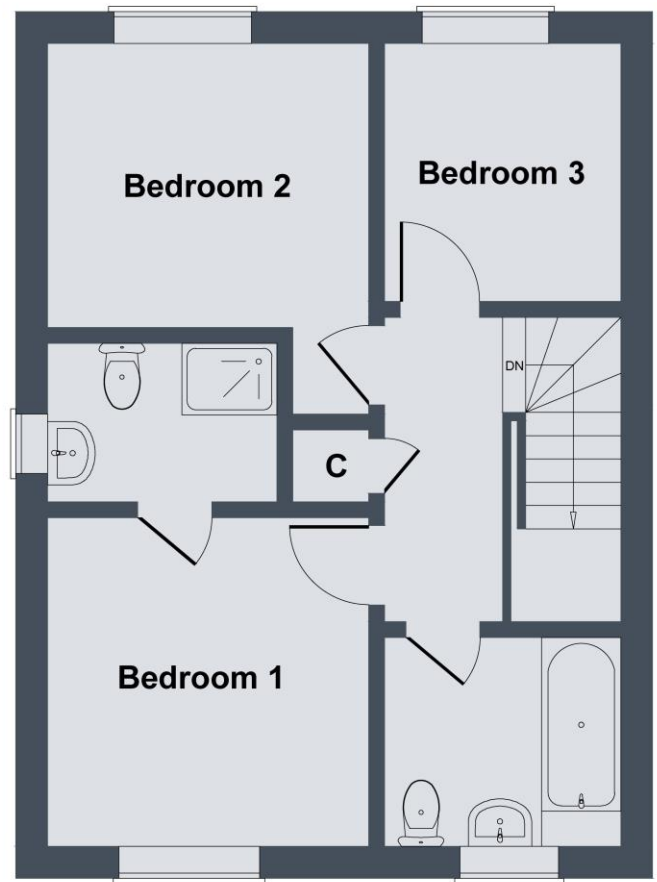
The postcode is DL9 4GE and the Council Tax Band is C.

The Baxi gas central heating boiler is located in the kitchen.

## 10 Ayr Avenue



**GROUND FLOOR**



**FIRST FLOOR**

**SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY**

All measurements walls, doors, windows, fittings and appliances, their sizes and locations, are approximate only. They cannot be regarded as being a representation by the seller, nor their agent.

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