



9 Brough Avenue, Colburn

Offers in The Region of £125,000

Located in this very popular area within Catterick Garrison, this three bedroomed semi-detached will appeal to a range of Buyers who wish to put their own stamp on a property. To the ground floor is an open plan living/dining room and a kitchen, whilst to the first floor are three bedrooms and a shower room. With gardens to the front and rear, off road driveway parking and a garage/workshop. Offered to the market CHAIN FREE, an early inspection is strongly recommended!

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

9 Brough Avenue, Colburn

Located in this very popular area within Catterick Garrison, this three bedroomed semi-detached will appeal to a range of Buyers who wish to put their own stamp on a property. To the ground floor is an open plan living/dining room and a kitchen, whilst to the first floor are three bedrooms and a shower room. With gardens to the front and rear, off road driveway parking and a garage/workshop. Offered to the market CHAIN FREE, an early inspection is strongly recommended!

Entrance Porch:

Accessed via a part glazed upvc front door and leading to the hallway.

Hallway:

With doors to the open plan living/dining room and kitchen, there is a window to the side of the property and an understairs cupboard which houses the Baxi boiler. Stairs lead to the first floor.

Open Plan Living/Dining Room:

A dual aspect room with bay windows to the front and rear of the property.



There are two radiators and built in cabinetry.



Kitchen:

Fitted with a range of wooden wall and base units with complimenting countertops, the kitchen has space for a fridge freezer, washing machine and electric cooker. With a window to the side of the property and a radiator, a part glazed upvc door leads to the rear garden.



Landing:

With loft access.

Bedroom 1:

A double bedroom with fitted wardrobes, a window to the rear of the property and a radiator.



Bedroom 2:

A double bedroom with fitted wardrobes, a radiator and a window overlooking the front of the property.



Additional Information

The postcode is DL9 4NR, the Council Tax Band is B.

Bedroom 3:

A single bedroom with a radiator and a window overlooking the rear of the property.

Shower Room:

Comprising a sink unit, wc, electric shower, radiator and frosted window to the front of the property.



External:

To the front of the property is mature shrubbery and driveway parking for several cars. Whilst to the rear of the property is a large garden and a workshop.



Viewing Arrangements - by appointment with Irvings Property Ltd

Property Misdescriptions Act 1991 - PLEASE NOTE CAREFULLY

These particulars have been prepared for guidance only. We have not carried out a detailed survey, nor tested the services, appliances or specific fittings.
Floor plans are not drawn to scale unless stated, measurements and distances are approximate only. Do not rely on them for carpets and furnishings.
Photographs are not necessarily current and you should not assume that contents shown are included in the sale.