



## 51 Chepstow Close, Catterick Garrison

£90,250

Forming part of this very popular residential development, conveniently positioned for all local amenities, this two bedroomed ground floor flat will appeal to a range of buyers including first time buyers and investors. The layout comprises a living room, a modern kitchen, two bedrooms and a bathroom. Externally there is an allocated parking space. Being offered to the market CHAIN FREE, and early inspection is strongly advised!

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

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## **Entrance Hall:**

With an electric heater and a cupboard.

## **Living Room:**

3.70m x 3.20m

With a TV point, a night storage heater and a upvc double glazed bay window to the front of the property.



## **Kitchen:**

4.22m x 2.32m

Fitted with a range of modern wall and base units with complimenting countertops. Integrated into the units are an electric hob and oven with an extractor over, a fridge and a freezer. There is a washing machine, a breakfast bar, an electric heater and a upvc double glazed window.



## **Bedroom 1:**

3.24m x 3.21m

A double bedroom with a range of fitted furniture, an electric heater, a TV point and two upvc double glazed windows.



## **Bedroom 2:**

3.05m x 2.54m

With an electric heater and a upvc double glazed window.



**Bathroom:**

2.06m x 2.01m

Fitted with a white suite that comprises a bath with a shower over, a WC and a wash hand basin. There is an electric heater and a upvc double glazed window.

**External**

The property has the benefit of an allocated parking space.

**Additional Information**

The postcode is DL9 4GG and the Council Tax Band is A.

The property is leasehold and is subject to a 999 year lease dated 1<sup>st</sup> June 2004.



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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.