



21 Tulip Avenue, Catterick Garrison

Offers in The Region of £225,400

Forming part of this very popular residential development, conveniently positioned for all local amenities, this very well presented detached house provides generous and well planned living spaces that will appeal to a range of buyers. To the ground floor there is a living room, a dining kitchen, a large conservatory and a cloakroom. The first floor features three bedrooms, the master being ensuite, and a family bathroom. Externally there is driveway parking for two cars and a garden with a decked seating area. Being offered to the market CHAIN FREE, an early inspection is strongly advised!

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

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Living Room:

4.86m x 4.39m

A generous living room with a upvc double glazed window to the front of the property.



There is a TV point and two radiators



Cloakroom:

With a WC, a wash hand basin and a radiator.

Dining Kitchen:

4.86m x 3.18m

With ample space for family dining, the kitchen is fitted with a range of quality wall and base units with complimenting countertops. Integrated into the units are a gas hob and an electric oven with an extractor over.



There is plumbing for a washing machine and a dishwasher, space for a fridge freezer, a upvc double glazed window and a pair of upvc double glazed doors opening into the conservatory.



Conservatory:

4.35m x 3.85m

The large upvc double glazed conservatory provides an excellent additional living area and features an electric fire with surround and a pair of doors opening out to the garden.



First Floor Landing:

With loft access and a radiator.

Bedroom 1:

3.23m x 3.22m

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



The **Ensuite** is fitted with a shower enclosure with an Aqualisa shower, a WC and a wash hand basin. There is a radiator and a upvc double glazed window.

**Bedroom 2:**

3.39m x 2.85m

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

**Bedroom 3:**

3.35m x 1.95m

With a radiator and a upvc double glazed window.

**Bathroom:**

2.05m x 1.70m

Fitted with a modern white suite that comprises a bath with an Aqualisa shower over, a WC and a wash hand basin.

**External**

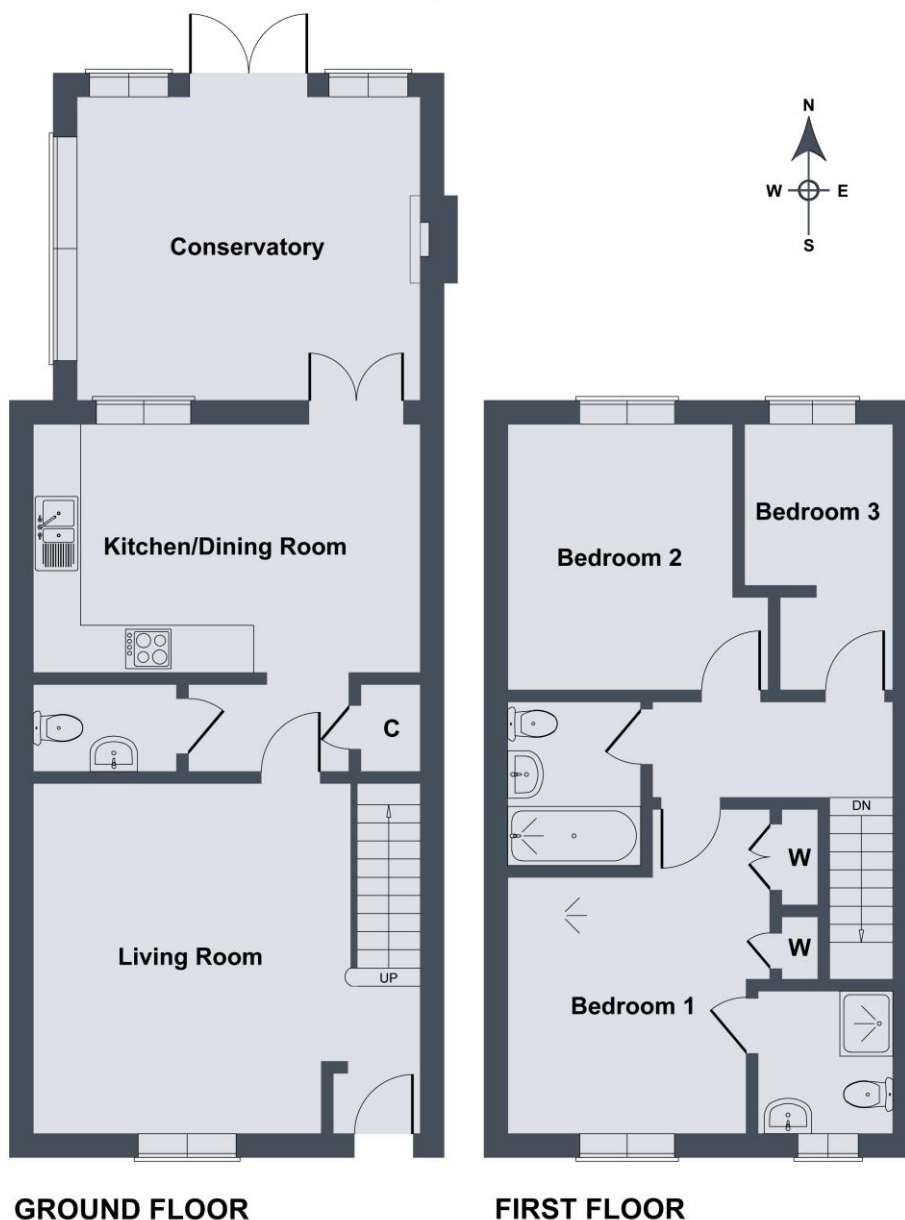
The property sits behind a small forecourt garden. To the side there is a driveway providing off street parking for two cars and leads to the garage. A gated path leads to the rear garden. The rear garden has a small lawn and a generous decked seating area.

**Additional Information**

The postcode is DL9 4SS.

The property has the benefit of gas central heating.

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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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