



29 CHURCH VIEW, BROMPTON,  
NORTHALLERTON  
O.I.R.O £210,000



Northallerton  
Estate Agency



# Church View

Northallerton, DL6 2QX

A DELIGHTFUL 2 BEDROOM BRICK BUILT END OF TERRACE COTTAGE IN THE POPULAR VILLAGE OF BROMPTON, NORTHALLERTON. THIS PROPERTY HAS A GOOD SIZED GARDEN AND GARAGE AREA AND IS CLOSE TO NORTHALLERTON MARKET TOWN WITH MAINLINE TRAINS TO YORK AND LONDON AND A1 & A19. LOVELY VIEWS OVER LOOKING THE CHURCH AND VILLAGE GREEN. TRADITIONAL BRICKS USED FOR A MODERN HOME TO GIVE CHARACTER AND BLEND INTO THE SURROUNDING LANDSCAPE.

- 2 DOUBLE BEDROOMS
- UPVC WINDOWS
- SOUGHT AFTER VILLAGE LOCATION
- GARAGE
- GOOD SIZED GARDEN
- CLOSE TO A1 & A19



## ENTRANCE LOBBY

CEILING LIGHT POINT AND CLOAKS HANGING SPACE

## LIVING ROOM

FEATURE FIREPLACE WITH ELECTRIC FIRE, CEILING LIGHT POINT, DOUBLE RADIATOR, COVED CEILING, PHONE AND TV POINT AND UNDER STAIR STORE CUPBOARD

## KITCHEN DINER

GOOD RANGE OF BASE AND WALL MOUNTED UNITS, INSET 4 RING GAS HOB, SINGLE SINK AND DRAINER WITH MIXER TAP, SPACE FOR WASHING MACHINE, BUILT IN OVEN AND EXTRACTOR, SPACE FOR FRIDGE FREEZER. THE DINING AREA HAS CEILING LIGHT POINTS, RADIATOR, WOOD EFFECT FLOORING AND STAIRS LEADING TO THE FIRST FLOOR.

## LANDING AREA

AIRING CUPBOARD WITH IMMERSION HEATER AND CEILING LIGHT POINT.

## BEDROOM 1

A GOOD SIZED DOUBLE WITH CEILING LIGHT POINT, RADIATOR, TV POINT

## BEDROOM 2

AGAIN A GOOD SIZED ROOM WITH CEILING LIGHT POINT, RADIATOR AND TV POINT

## BATHROOM

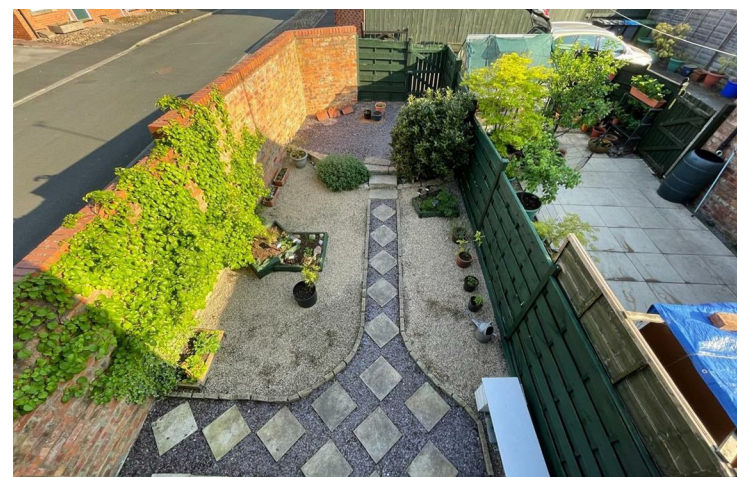
FULLY TILED AROUND THE BATH WITH AQUALISE SHOWER, BASIN, WC, EXTRACTOR, RADIATOR AND CEILING LIGHT SPOTS.

## GARDEN

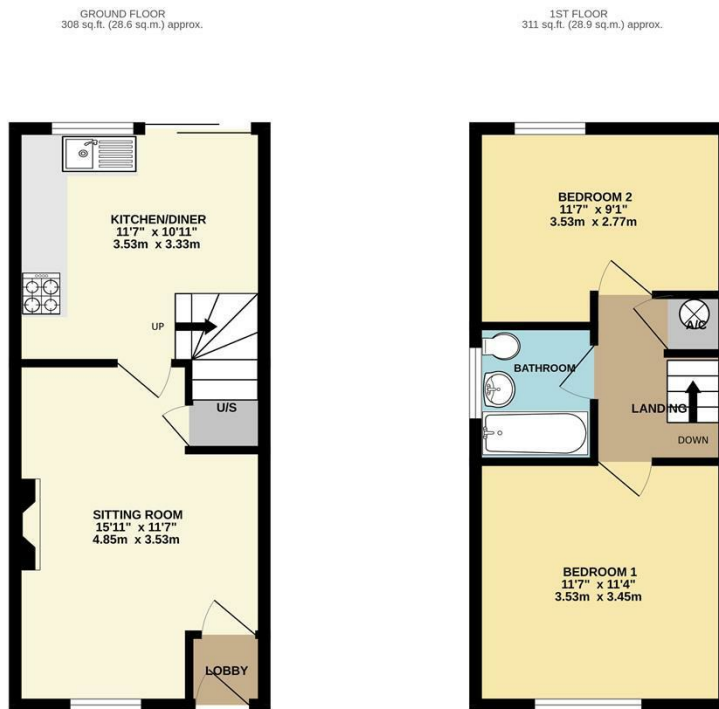
A GOOD SIZED LOW MAINTENANCE COTTAGE GARDEN WITH PATIO AREA.

## GARAGE

WITH UP AND OVER DOOR AND MAINS POWER, AND SPACE TO PARK A VEHICLE IN FRONT.



Call us to arrange a viewing on **01609 771959**

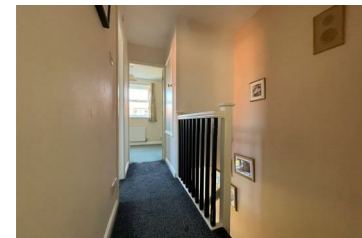
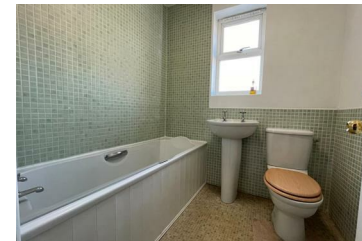


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TOTAL FLOOR AREA: 619 sq.ft. (57.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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Energy Efficiency Rating		Current	Potential
Any energy efficient - lowest running costs	A		
111-121	B		
89-105	C		
65-84	D		
45-64	E		
29-44	F		
13-28	G		
Below 13	Below G		
Any energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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