



Adam Hymas

BESPOKE PROPERTY

AGENCY



● 1 Heather Court, Norton, Malton, North Yorkshire, YO17 8BT ●

# Property Description

Heather Court is a beautifully presented three-bedroom semi-detached family home located on the Redrow Development in Norton.

Upon first approach to the property, you are immediately taken in by the symmetry of this wonderful family home. From the front aspect, the property appears and feels like a detached residence.

Entering the home, you'll find a great-sized family living room perfect for relaxing with the whole family.

Continue through to the kitchen diner, which features modern wall and base units, integrated appliances, LED lighting and spotlights, space for a dining table and french doors that lead to the rear garden.

Additionally, there is a guest W/C on the ground floor of the property.

Heading to the first floor there is the family bathroom suite and three excellent sized bedrooms.

The master bedroom features fitted wardrobes and a private en-suite.

The family bathroom is well appointed featuring a bath, shower, w/c, wash hand basin and spotlighting throughout.

To the rear exterior lies a good-sized enclosed garden with an Indian sandstone paved patio seating area and gate leading to a single brick-built garage.

The property is on the Redrow development located just off Scarborough Road. The location provides easy access to the A64 both east and westbound. A wide range of shops and amenities can be found in Norton and Malton. The property is just a short walk away from local schools, Malton railway station and a variety of restaurants and leisure facilities.

Call Bespoke Property Agency to arrange a viewing of this property today!



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Three-bedroom family home

En-suite to the master bedroom

Off-street driveway and single garage space

Perfect for first-time buyers and growing families

Corner plot with views over the playing field



## Location

### 1 Heather Court, Norton, Malton, North Yorkshire, YO17 8BT

Norton, Malton is a thriving market town, renowned for its excellent primary and secondary schools, countryside walks and local amenities all within short walking distance. The convenience of Malton train station provides commuters with direct railway connections to Scarborough, York, Leeds, Manchester, and Liverpool. Additionally, Norton enjoys seamless access to the A64, facilitating effortless travel to Scarborough, York, and Leeds.

Malton has been able to overcome many of the economic struggles faced by other market towns. It has been accredited by many as the 'food capital of the north'. Packed with plenty of popular bars, coffee shops and restaurants, Malton continues to be one of the most sought-after locations to live in North Yorkshire.



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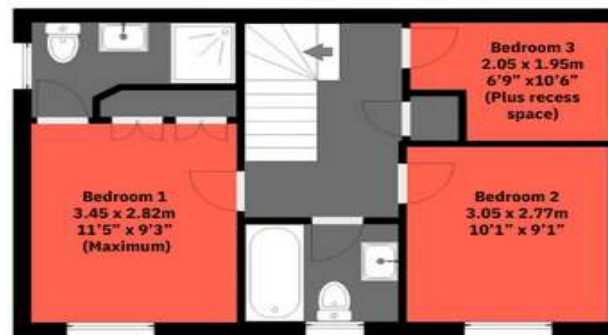


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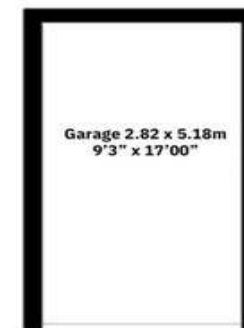
Gross Internal Area: 78 m<sup>2</sup> ( 840 ft<sup>2</sup> ) excluding garage space



**Ground Floor**  
Gross Internal Area: 39 m<sup>2</sup>  
(420ft<sup>2</sup>)



**First Floor**  
Gross Internal Area: 39 m<sup>2</sup>  
(420ft<sup>2</sup>)



**Garage**  
Gross Internal Area: 14.1 m<sup>2</sup>  
(158ft<sup>2</sup>)

All measurements are approximated for display purposes only and should be independently verified.  
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Entrance Porch  
Carpet flooring, door to front aspect, radiator

Guest W/C  
Radiator, W/C, wash hand basin, vinyl flooring, extractor fan

Lounge  
3.93 x 5.20 m  
Carpet flooring, window to front aspect, window to side aspect, under stairs storage cupboard, electric fire, two radiators

Kitchen  
Spacious kitchen diner, integrated appliances; fridge freezer, plumbing for washing machine, oven, gas hob, vinyl flooring, windows to rear and side aspect, combi boiler, tiled splash backs, space for kitchen table, LED lighting in the kick boards, extractor hood, Spotlighting, french doors to the rear garden

Landing  
Carpet, loft hatch access, loft part boarded

Bedroom One  
2.82 x 3.45 m  
Double in size, radiator, fitted wardrobes, window-to-front aspect, carpet flooring, en-suite

Bedroom Two  
2.77 x 3.05 m  
Double in size, carpet flooring, radiator, window to front aspect

Bedroom Three  
2.05 x 1.95 m  
Single room size, radiator, window to side aspect, can be used as a bedroom, work from home office or nursery

Family Bathroom  
Bath, W/C, spotlights, shower over bath, wash hand basin, window to front aspect, towel radiator, tiles walls, vinyl flooring

Rear Garden  
Mature grass lawn, brick boundary retaining walls, indian sandstone paved patio seating area, paved path to rear gate, flower beds, gated access to rear garage and driveway, fence to side (enclosed).

Garage  
5.18 x 2.82 m  
Single Garage space, up and over door, power and light

Parking  
Driveway to the rear of the property leading to the garage, additional parking bay the front of the property.

Front of Property  
Grass Lawn borders, brick boundary walls, paved path, gated access to the rear garden, up and down feature lighting





rightmove 

PRS Property  
Redress  
Scheme



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