



23 St Nicholas Drive, Richmond

Offers in the Region of £359,000

Forming part of this highly regarded development, conveniently positioned for all schools, this immaculately presented detached house offers generous living spaces and makes an excellent family home. To the ground floor is a living room, a study, a cloakroom and a fantastic open plan dining kitchen, whilst to the first floor are three bedrooms and a shower room. Externally to the front, is a gravelled front garden with mature shrubbery and off road driveway parking, whilst to the rear is a beautiful landscaped garden with seating areas, a summerhouse and a shed. An early inspection is strongly recommended to appreciate the quality of the property on offer!

21 Market Place, Richmond, North Yorkshire, DL10 4QG

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Entrance Hallway:

Accessed via a part glazed upvc front door, the welcoming hallway has a radiator, an understairs cupboard and stairs to the first floor.

Cloakroom:

Comprising a wc with a tiled surround, a sink unit with storage, a heated towel rail and a frosted window to the side of the property.

Living Room:

A lovely space for relaxing, the focal point of the room is the marble fireplace housing a gas fire, there is a bay window overlooking the front of the property, a radiator and a TV point. A pair of part glazed doors lead to the study.



Study:

Currently used as a study but could also lend itself as an additional bedroom if required, with sliding patio doors to the rear garden and a radiator.



Dining Kitchen:

Comprising a range of quality wall and base units with complimenting countertops, integrated is an undercounter fridge, an electric hob, a double oven, a dishwasher and a stainless steel bowl sink with drainer.



The kitchen provides ample space for family dining, and has a window and French doors overlooking the rear garden, a skylight, an electric heater and a door to the garage. The gas central heating boiler is located in the kitchen.



First Floor Landing:

With loft access, a cupboard and a window to the side of the property.

Bedroom 1:

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



Bedroom 2:

A second double bedroom with built in furniture, a radiator and a window to the rear of the property.



Bedroom 3:

With a built in cupboard, a radiator and a window to the front of the property.

Shower Room:

A modern suite, comprising a corner cubicle with a mains fed shower, a concealed cistern wc and sink unit with storage, a radiator and a frosted window to the rear of the property.



External:

To the front of the property is a low maintenance gravelled garden with mature shrubbery and off road driveway parking. To the rear, is a lovely landscaped garden which is part astro turfed part paved and gravelled, providing two seating areas and with a summerhouse and a shed.

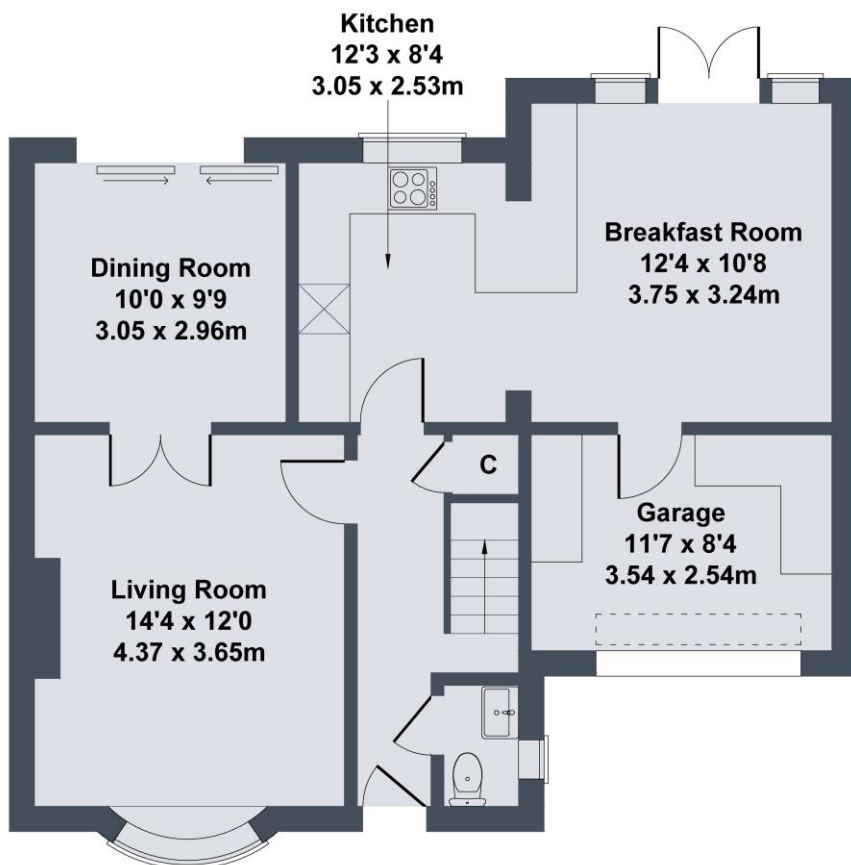


The garage has been partly converted but provides some storage space and has an electric roller door.

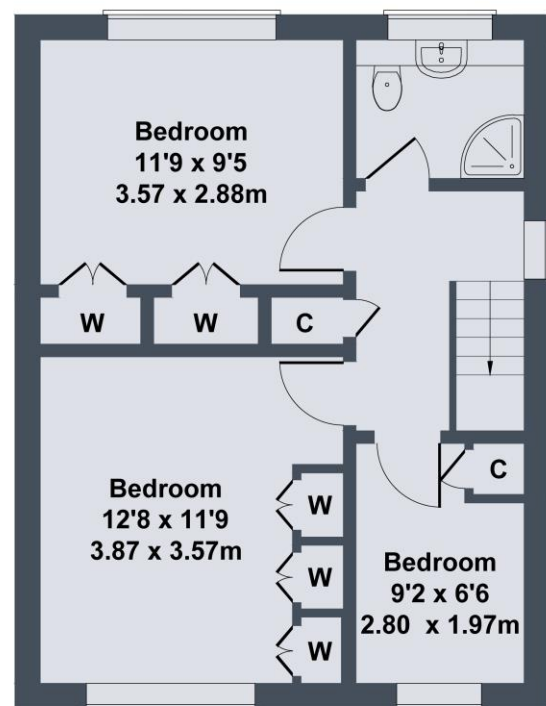
Additional Information:

The Postcode is DL10 7DY, the Council Tax Band is D.

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GROUND FLOOR



FIRST FLOOR

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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