

CLARKE | MUNRO

ESTATE AGENTS

13 Ragworth Place, Norton, TS20 1EL



Price: £235,000



01642 361 111
visit clarkemunro.com for details



Key Features:

- INCREDIBLE GRADE II LISTED GEORGIAN FLAT
- NO ONWARD CHAIN
- TWO DOUBLE BEDROOMS
- BESPOKE FITTED KITCHEN WITH APPLIANCES
- LOTS OF BEAUTIFUL ORIGINAL FEATURES

Property Description:

Clarke Munro invites you to step inside this spectacular Grade II listed Georgian apartment. Spread across the first floor this property is filled with original features including high ceilings and with original cornice and upgraded ones features also. Boasting a bespoke fitted kitchen with plenty of storage, granite work surfaces and integral appliances, a beautiful bathroom with roll top bath and sink in keeping with the property. Internally, you are greeted by the hallway with contemporary tiled flooring, the stairs to the first floor landing which is spacious and is utilised currently as a sitting area, to the left, the kitchen fitted with solid wood units and granite work surfaces, concealed in the window are the original shutters which are rope operated. The lounge with fireplace also boasts the original shutters and has incredible views over the duck pond and Norton Green. A useful room is accessed from the lounge and can be a 3rd bedroom or a useful office space. Two double bedrooms are down the hallway and the master has a shower room en suite. The main bathroom is fitted with a fabulous suite, including roll top bath, pedestal sink and w/c. Only upon internal inspection can this property be truly



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TO VIEW: Tel: **01642 36111**

65 Queensway, Stockton-On-Tees, Billingham, TS23 2LU.

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	72 C	80 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Energy Performance Certificate

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

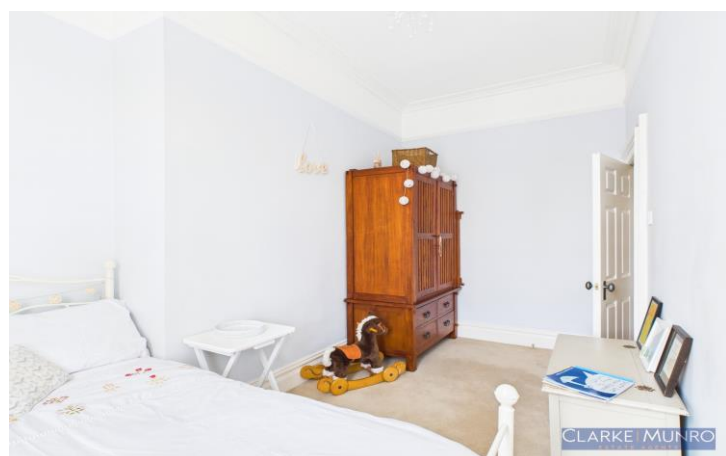
Our Services:

- Free, no obligation sales valuations
- With 200 combined years of knowledge under one roof
- Expert negotiators sourcing the best buyers
- State of the Art Virtual walk-throughs and floor plans on every property
- Beautifully shot photography
- Accompanied viewings
- Late night appointments
- Dedicated Sale progressor
- Switched on marketing and a brand that Teessiders love & trust.



These particulars do not constitute, nor constitute part of, an offer or contract. All statements contained in these particulars as to this property are made without responsibility on the part of Clark Munro or the vendor. None of these statements contained in these particulars as to this property are to be relied on statements of representations or fact. An intending purchaser must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars. The vendor does not make or give, and neither Clarke Munro, nor any person in their employment has any authority to make or give any representation or warranty whatever in relation to this property. All measurements are approximate.

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