

Mark Stephenson's

ESTATE & LETTING AGENTS



Glencoe Eastgate, Pickering, YO18 7EH

£380,000

- Early 1950's individual detached home
- Ample parking, side garage space
- Large dining kitchen, utility room
- Popular edge of town location
- Excellent ground floor living space
- Ground floor WC, upstairs bathroom
- Generous south facing gardens
- Three bedrooms - 1 down & 2 up

20 Birdgate, Pickering, YO18 7AL - 01751 476 900
13a Yorkersgate, Malton, YO17 7AA - 01653 692 500

pickering@markstephensons.co.uk
malton@markstephensons.co.uk

Glencoe Eastgate, Pickering YO18 7EH

Excellent detached family home believed to have been built in the early 1950's standing within good sized south facing mature gardens. Hallway, WC, sitting room, conservatory, large L shaped dining kitchen, utility room, ground floor bedroom, two further double bedrooms upstairs and family bathroom. Off road parking for numerous vehicles together with hardstanding provision for an attached garage to the side. uPVC double glazing and gas fired centrally heated. In all an excellent and extremely comfortable detached property in this well regarded part of Pickering on the eastern outskirts.



Council Tax Band: D



General information

Pickering is a thriving market town that lies on the A170, Thirsk to Scarborough Road. It has a good range of shops, an active Monday market and amenities that include Doctors surgery, Dentists and Library. There are excellent road links to the neighbouring market towns of Helmsley, Malton and Kirkbymoorside, East Coast and the City of York. Malton has a train station that runs to York, where an intercity service links to London in as little as approx 2 hours.

Services

All mains are connected

Hallway

Laminate Flooring, Radiator, Understairs Cupboard.

Downstairs WC

2 Piece Suite, Laminate Flooring, Jack & Jill access into bedroom.

Bedroom

Single Window, Radiator.

Sitting room

Front Window with Radiator underneath, Solid Fuel Stove set in deep tiled inset, timber mantel, Patio doors leading to;

Conservatory

UPVC, 2 Radiators, French Doors.

Dining/Kitchen

Impressive L shaped room all very well fitted with base and wall level units. French doors to rear and Rear Window, Front window, Built-in Dishwasher, Built-in Fridge and Freezer, Gas combi boiler, Rear window, Door into;

Utility Room

Power and Plumbing, Wall and Base cupboards, Door to outside.

First Floor Landing

Radiator to Front aspect, Radiator, Loft Hatch, Built-in Storage/Airing cupboard.

Bedroom 1

Window to Front aspect with radiator underneath, Rear south facing dormer window, Built-in wardrobe/cupboards.

Family Bathroom

3 Piece White Suite, Heated Towel Rail, Front Window, Over Bath mains plumbed shower.

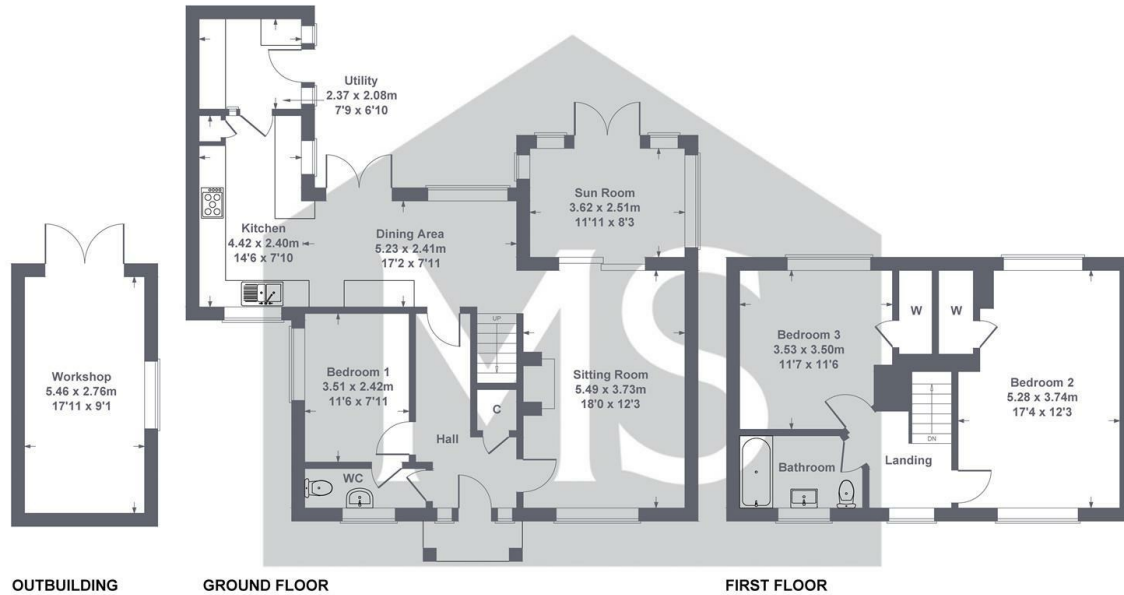
Bedroom 2

Dormer Rear Window with radiator underneath, Built-in wardrobe/cupboards.

Gardens

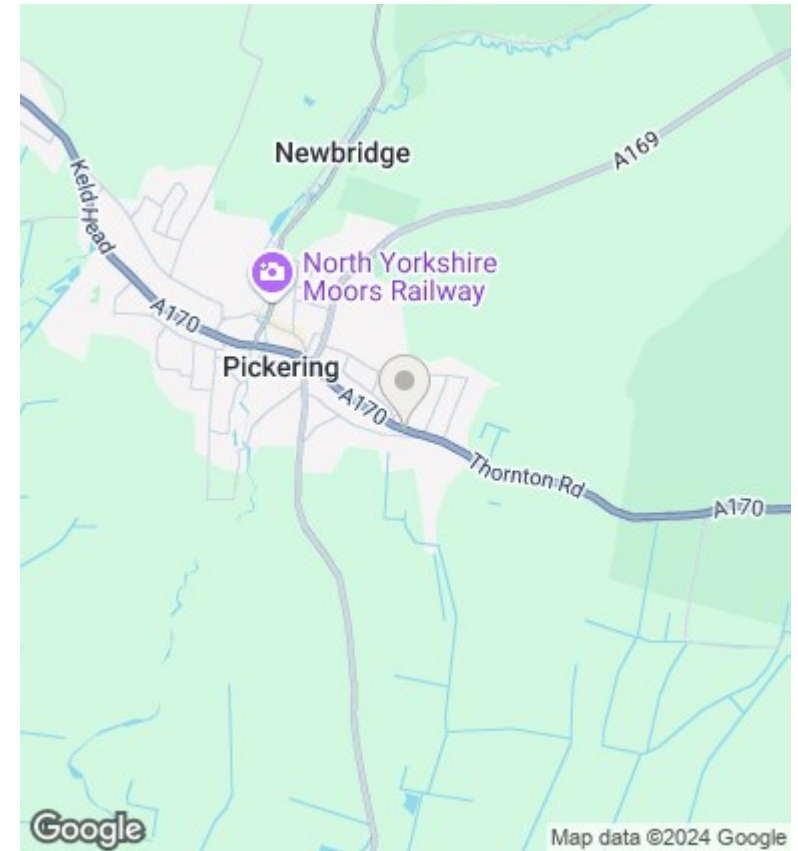
To the front of the property there is a dwarf wall, block paved driveway, raised beds and shrub/flower borders. To the left hand side of the property is additional garden area whilst to the right hand side there is hardstanding for parking and a turning area with additional garden. To the rear of the property there is a circular lawn with flower/shrubbery borders all of which is extremely well established and enjoys sunny south facing aspects. In the rear left corner stands a generous workshop (see floor plan) which was the former garage originally having vehicle access from the road at the rear but since blocked off although now with hand gate. Historical Planning Permission for Single Garage to the side of the property where concrete hardstanding has been laid.

Approximate Gross Internal Area
 House 1407 sq ft - 131 sq m
 Workshop 163 sq ft - 15 sq m
 Total Area 1570 sq ft - 146 sq m



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.

Produced by Potterplans Ltd. 2024



Directions

Glencoe, The Avenue, Pickering, North Yorkshire YO18 7EH £220,000 Detached, Freehold, Residential
 05 Mar 2015 3 bedrooms
 Gramarye, The Avenue, Pickering, North Yorkshire YO18 7EH £183,000 Semi-Detached, Freehold, Residential
 08 Feb 2013 3 bedrooms

Viewings

Viewings by arrangement only. Call 01751 476900 to make an appointment.

Council Tax Band

D

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		80
(69-80)	C	63	
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	