



15, Springfield Lane | Kirkbymoorside. YO62 6LU

Situated in a popular residential area of the market town of Kirkbymoorside this detached bungalow offers modern openplan living, dining and kitchen areas which overlook the rear garden together with utility area, modern bathroom suite and two double bedrooms.

To the outside there is a driveway to the side which leads to a detached garage. Garden area to the front mainly laid to lawn and also to the rear with fencing to the boundaries.

Kirkbymoorside is a traditional market town set on the edge of the North York Moors and offers a wide range of shopping, leisure and sporting facilities together with social clubs and organisations and schooling.

Viewing highly recommended.



Guide Price £285,000

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Accommodation Comprises

Entrance Door
Leads to Porch.

Entrance Porch
With double glazed windows,
door to rear garden and door to
utility room.

Utility Room
Comprising base units, plumbing for dishwasher, plumbing for automatic washing machine, storage cupboard, laminate flooring, access to roof space and central heating radiator.

Inner Hallway

Open Plan Breakfast Kitchen and Living Area

Comprising double bowl Belfast sink, wood block work surfaces, extensive range of wall and base units incorporating drawer compartments, built in oven, five ring gas hob with extractor canopy over, breakfast bar with cupboards below and drawers. Built in fridge freezer and dishwasher, double glazed window to the rear elevation, double glazed French doors opening up onto the rear garden, laminate flooring, central heating radiator and spot lighting.

Bedroom One

Double glazed bay window



to the front elevation and central heating radiator.

Bedroom Two

With double glazed window to the front elevation and central heating radiator.

Re-fitted Bathroom

Comprising double shower cubicle with shower unit and shower rose being tiled, panelled bath, vanity unit with inset wash hand basin and drawers below, low flush w.c, partial wall tiling, ladder style heated towel rail, laminate flooring, spot lighting, double glazed window

Outside

The front garden is mainly

laid to lawn with pathway. Driveway to the side leading to detached GARAGE having up and over door, light and power, good sized rear garden with decking area, laid lawn, Fencing to the boundaries and shrubs and garden shed.

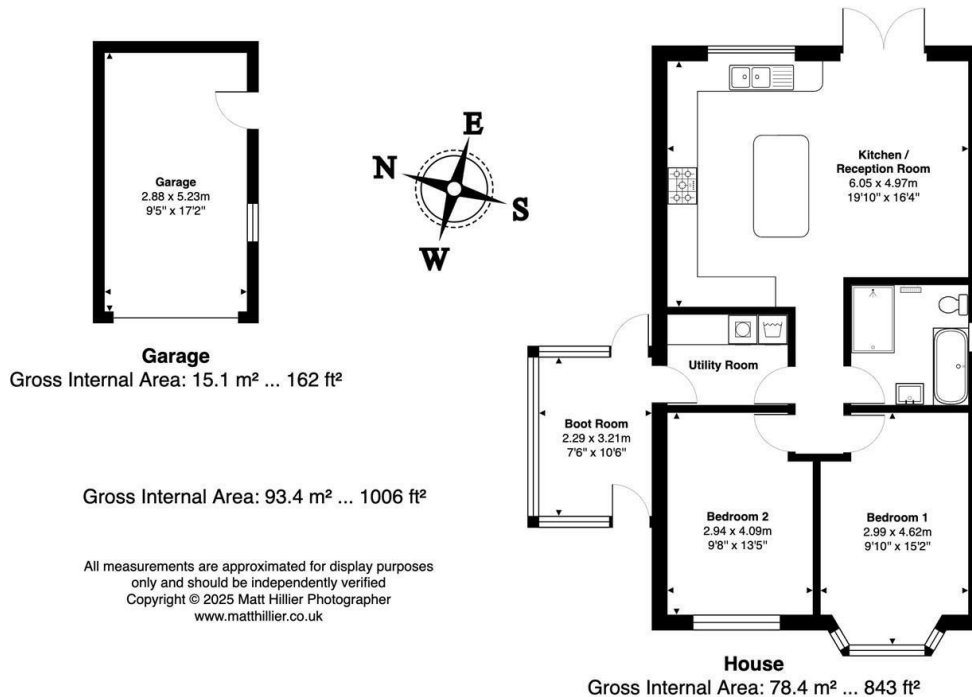
Services

Mains electricity, gas, water and drainage are connected.



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VIEWING

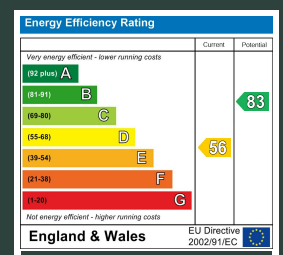
By telephone appointment with the Pickering Office. Tel: 01751 472724

COUNCIL TAX BAND

Band C.

ENERGY PERFORMANCE RATING

D



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