

# Rounthwaite **R&W** Woodhead

53 MARKET PLACE, MALTON, NORTH YORKSHIRE, YO17 7LX Tel: (01653) 600747



**6 REETON TERRACE, NORTON, MALTON, YO17 8AF**

**Spacious terraced property with large garden and garage.**

**Spacious end terraced  
property**

**Two bedrooms**

**Large landscaped gardens**

**Flexible reception space**

**Utility Room**

**Single garage**

**PRICE GUIDE £210,000**

Also at: 26 Market Place, Kirkbymoorside Tel: (01751) 430034 & Market Place, Pickering Tel: (01751) 472800

Email: [malton@rounthwaite-woodhead.co.uk](mailto:malton@rounthwaite-woodhead.co.uk) [www.rounthwaite-woodhead.com](http://www.rounthwaite-woodhead.com)

## Description

This spacious end of terrace property offers flexible accommodation in a great location. Set just off Scarborough Road on a private road, the location feels quiet and private yet is ideally positioned for access to varied local amenities, the centre of Malton and good road links.

Well presented and maintained, the accommodation includes a good sized living room, dining room and fitted kitchen to the ground floor. To the first floor are two bedrooms and house bathroom.

Externally, the benefits include courtyard style gardens to the front and rear, a large lawned and landscaped garden with summer house and single garage.

## General Information

Services: Mains water, electricity and gas. Connection to mains drains.

Council Tax: Band TBC

Tenure: We are advised that the property is freehold and that vacant possession will be given upon completion.

Viewing Arrangements: Strictly by prior appointment through the Agents Messrs Rounthwaite & Woodhead, Market Place, Malton. Tel: 01653 600747





# Accommodation

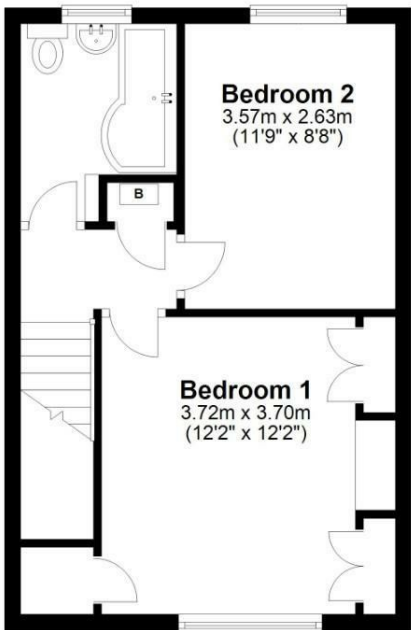
## Ground Floor

Approx. 37.3 sq. metres (401.6 sq. feet)



## First Floor

Approx. 34.5 sq. metres (371.3 sq. feet)



Total area: approx. 71.8 sq. metres (772.8 sq. feet)  
6 Reeton Terrace, Norton

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		85
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	70	
England & Wales		
EU Directive 2002/91/EC		

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO <sub>2</sub> emissions		
England & Wales		
EU Directive 2002/91/EC		



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Covering Ryedale through offices in Malton, Pickering and Kirkbymoorside  
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