

Rounthwaite R&W Woodhead

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

14 BEECHWOOD ROAD, NORTON, MALTON, YO17 9EJ



- Attractive two bedroom bungalow
- Modern fittings and excellent decorative condition
- Central heating and double glazing
- Quiet Cul-de-Sac location
- Convenient for local amenities
- Garage, shed, greenhouse and gardens

PRICE GUIDE £310,000

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

Email: malton@rounthwaite-woodhead.co.uk www.rounthwaite-woodhead.com

Description

14 Beechwood Road comprises a well appointed bungalow situated in a quiet and desirable cul-de-sac off Welham Road. The bungalow has been tastefully decorated throughout and has the benefit of modern kitchen and bathroom fittings. The arrangement of the accommodation works well with the kitchen leading to a dining area and in turn to the sitting room and conservatory. There are two double bedrooms, an anteroom with ample storage which leads to the bathroom with shower cubicle. In addition there is a separate WC off the inner hallway.

Malton and Norton offer an excellent range of amenities including the Railway Station with links to the intercity service at York, There are a variety of local sporting and social clubs and an interesting and diverse range of shops. Malton has gained regional acclaim for its regular food festivals. The A64 provides good road communications east and west and to the motorway network. The Wolds, Derwent Valley and Howardian Hills National Landscape (previously named as an Area of Outstanding Natural Beauty) are all within easy reach where there are lovely walks and scenery.

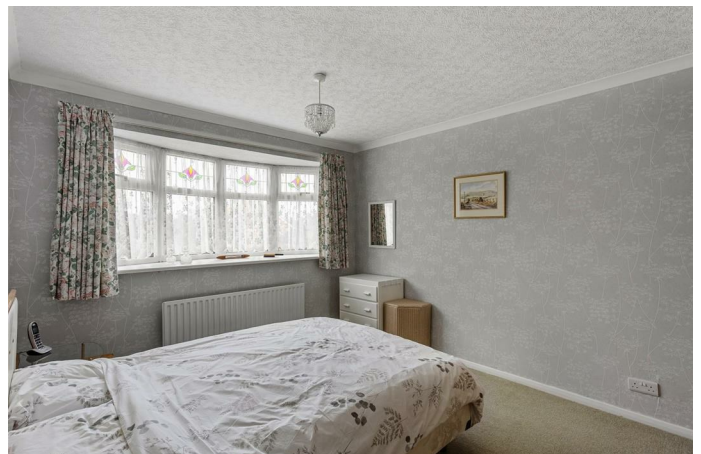
General Information

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

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

Viewing: Strictly by appointment with the Agents Rounthwaite & Woodhead. 53 Market Place, Malton YO17 7LX. Tel: 01653 600747.

Council Tax: Band C.



Accommodation



Total area: approx. 85.1 sq. metres (916.2 sq. feet)
14 Beechwood Road, Pickering

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		84
(81-91) B		
(69-80) C		
(55-68) D	58	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ 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 ₂ emissions		
England & Wales		EU Directive 2002/91/EC 



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Covering Ryedale through offices in Malton, Pickering and Kirkbymoorside
www.rounthwaite-woodhead.com

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