

Mark Stephenson's

ESTATE & LETTING AGENTS



7 Priorpot Way, Norton, Malton, YO17 8AL

£199,950

- Generous size semi detached house
- Two good sized double bedrooms
- Large detached brick/tiled garage
- Long driveway allows good parking
- Modern kitchen and shower room
- Gas c/heating and uPVC d/glazing
- Extremely well presented throughout
- Good sized lounge/dining room
- Small cul-de-sac by A&D Sturdy

7 Priorpot Way, Norton YO17 8AL

Extremely well presented and very well looked after semi detached home forming part of a small private cul-de-sac off Scarborough Road originally built by A&D Sturdy of Rillington. Low maintenance gardens, large detached garage, excellent living space, modern kitchen and shower room and two double bedrooms. Gas c/h and uPVC d/glz. Excellent first or small family home in our opinion.

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Council Tax Band: B



General info

Norton is a busy and thriving area of Malton. It has good junior and secondary schools and there are a variety of local amenities to hand. Malton train station is a short walk away and offers direct railway links to Scarborough, York, Leeds, Manchester and Liverpool. Norton is also within easy access to the A64 which connects Scarborough, York and Leeds.

Services

All mains are connected.

Directions

Leave Norton along Scarborough Road taking the third right onto Maudon Grove and second left into Priorpot Way. There are three pairs of semi's and a single detached house, number 7 is the first on the right.

Side entrance hallway

Main entrance door, radiator, stairs off to the first floor.

Lounge/dining room

Large front facing window, carpet, under stairs cupboard and two radiators.

Kitchen

Well fitted modern range of units, plumbed for both washing machine and dishwasher, built in oven, hob and extractor, laminate flooring, rear entrance door and window, radiator.

Landing

Hatch to the loft space.

Bedroom front

Front window with radiator under. Laminate flooring.

Bedroom rear

Rear window and radiator under. Built in wardrobes, built in good size airing cupboard housing the hot water cylinder, laminate flooring.

Shower room

Modern suite including WC, wash basin and generous double size walk in shower. Wall and floor tiling, side window and heated towel rail.

Outside (front)

Open plan front plot down to gravel and shrubs with good length driveway allowing parking for numerous vehicles.

Garage

Larger than standard single approx 19ft 6 X 9ft 6 built of brick beneath a pitch tiled roof. Roller type front door, side door, power and light connected.

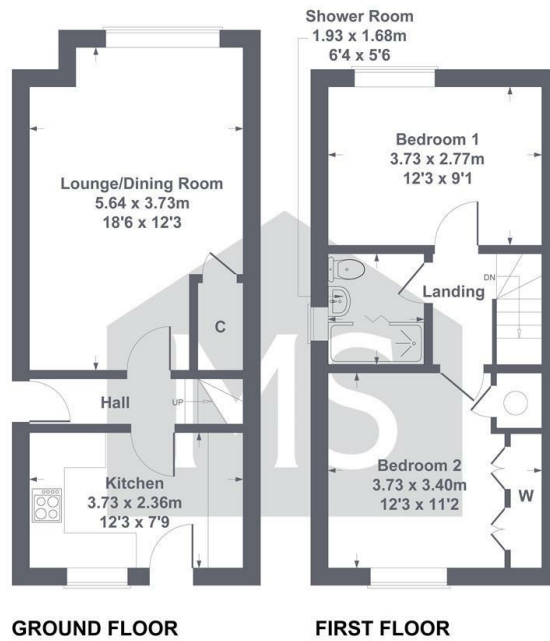
Outside (rear)

Low maintenance laid down to stone flags enjoying good privacy from the fenced boundaries.



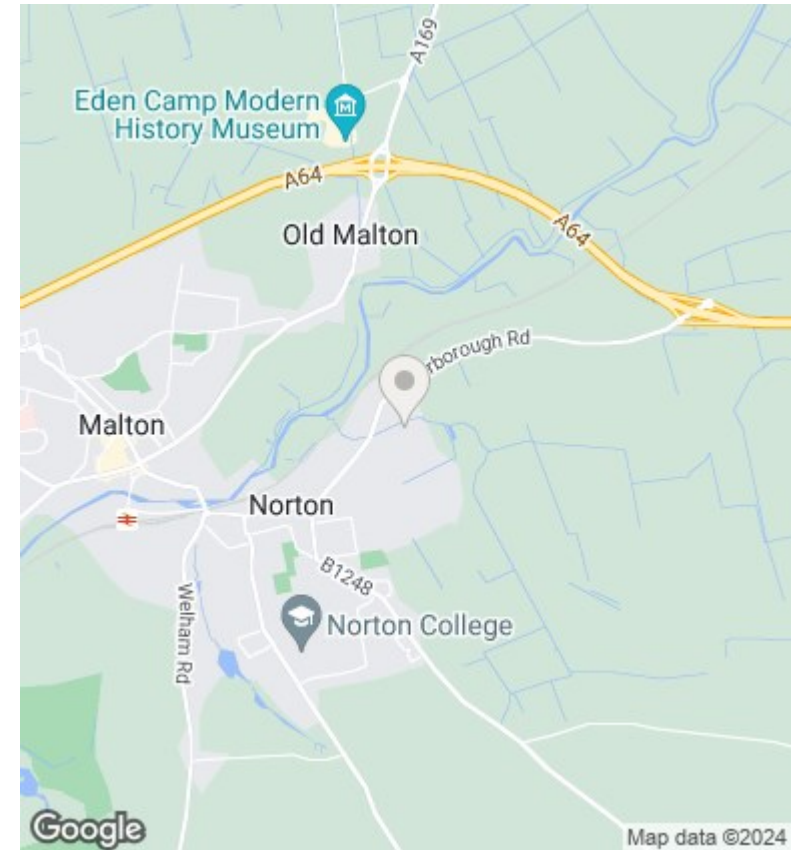


Approximate Gross Internal Area 697 sq ft - 65 sq m



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. 2023



Directions

Viewings

Viewings by arrangement only. Call 01653 692500 to make an appointment.

Council Tax Band

B

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		87
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
	61	
England & Wales		EU Directive 2002/91/EC