

Mark Stephenson's

ESTATE & LETTING AGENTS



6 Rodgers Mews, Yorkersgate, Malton, YO17 7AA

£114,500

- Town centre location
- Perfect first home
- Located off Yorkersgate
- Attractive mews cottage
- Ideal buy to let investment
- Open plan living/kitchen
- Offered with no onward chain
- In good order throughout
- One bedroom, shower room

6 Rodgers Mews, Malton YO17 7AA

Attractive mews cottage discreetly tucked away off Yorkersgate in the centre of town offered for sale with the benefit of no onward chain. Sure to be of interest to both first time buyers or those looking for a 'buy to let' investment which is how the property has operated for the last good few years. In good order throughout with open plan living/kitchen/dining, one bedroom and shower room.



Council Tax Band:



General information

Rodgers Mews is tucked away behind a gated entrance from Yorkersgate. There are four traditional cottages and two apartments, private pedestrian access is also available from the mews into the Water Lane Car Park.

Malton is a traditional market town which offers a good range of amenities, including shops, restaurants, pubs, tennis courts, swimming pool, gym, cinema and excellent schools. The town is well-placed for access to York (approximately 18 miles), Scarborough (approximately 25 miles) and Leeds (approximately 35 miles). Of particular benefit is the railway station which provides regular services to York and the East Coast.

Services

Mains supply of water, electricity and drainage.

Mains gas is not connected.

Entrance hall

With staircase leading up to the living accommodation/kitchen and with stairs down to the bedroom and shower room.

Living/dining/kitchen area

With a range of base and wall level kitchen units, built in oven and hob, two rear facing velux windows, front facing window, wooden floor, electric heater and electric fire.

Lower ground floor inner hall area

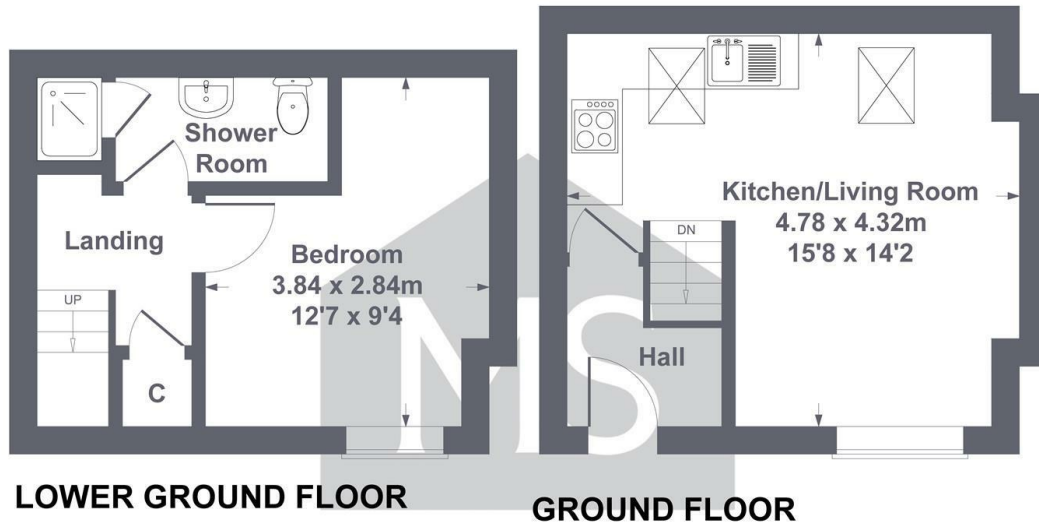
Bedroom

Front facing window, electric heater.

Shower room

Matching two piece suite and shower cubicle. Electric heater.

Approximate Gross Internal Area 427 sq ft - 40 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

Viewings

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

Council Tax Band

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			94
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E		40	
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales		EU Directive 2002/91/EC	