

Mark Stephenson's

ESTATE & LETTING AGENTS



4 Church Street, Norton, YO17 9HS

£350,000

- 3 Double Bedrooms
- Two Multi-fuel Stoves
- Enclosed Front and Rear Gardens
- Multiple Outbuildings
- Walking Distance to Train Station & Amenities
- Fourth bedroom used as a Dressing Room
- Open Plan Kitchen/Living/Dining Room
- Many Original Features
- South Facing Garden

4 Church Street, Norton YO17 9HS

4 Church Street is an attractive, early Victorian town house located between the centres of Norton and Malton. The house is presented in first class condition and retains many attractive period features, including sash windows, ceiling cornicing, and multi-fuel stoves. There is gas central heating throughout and the kitchen has a quality range of joiner built units with polished granite work surfaces. The accommodation briefly comprises: entrance hall, sitting room, living room, dining kitchen, utility room, galleried landing, three bedrooms and a dressing room, bathroom and WC. The rear garden has been landscaped throughout with decking immediately from the property leading to a gravelled area and the numerous outbuildings all sat within a very private plot with gated access to a service lane.



Council Tax Band: C



Entrance Hall

Accessed through vestibule, Radiator.

Sitting Room

Window, Multi-fuel stove set in brick open fireplace, 2x Radiators.

Cloakroom

WC, Hand wash basin, Extractor fan.

Utility Room

Window, Tiled floor, Plumbing for washing machine/tumble dryer, boiler, wall and standing units.

Kitchen

Window to front and rear aspect, Tiled flooring, Base units, Rangemaster Dual Fuel range cooker, Belfast sink.

Dining Room

Window to front and rear aspect, Tiled Flooring, Multi-fuel stove with cast iron surround (unlined), Fitted cabinets, 2x Radiators.

Landing

Gallery landing, Window to rear aspect.

Bedroom 1

Window, Radiator, Fitted Wardrobes, Original Fireplace.

Bedroom 2

Window, Radiator.

Bedroom 3

Window, Radiator.

Bedroom 4

Window, Radiator, Currently used as a walk-in wardrobe.

Family Bathroom

Window, 3 Piece Suite, Heated towel Rail, Airing Cupboard.

Garden

Rear enclosed garden with multiple outbuildings, Gated access to service lane.

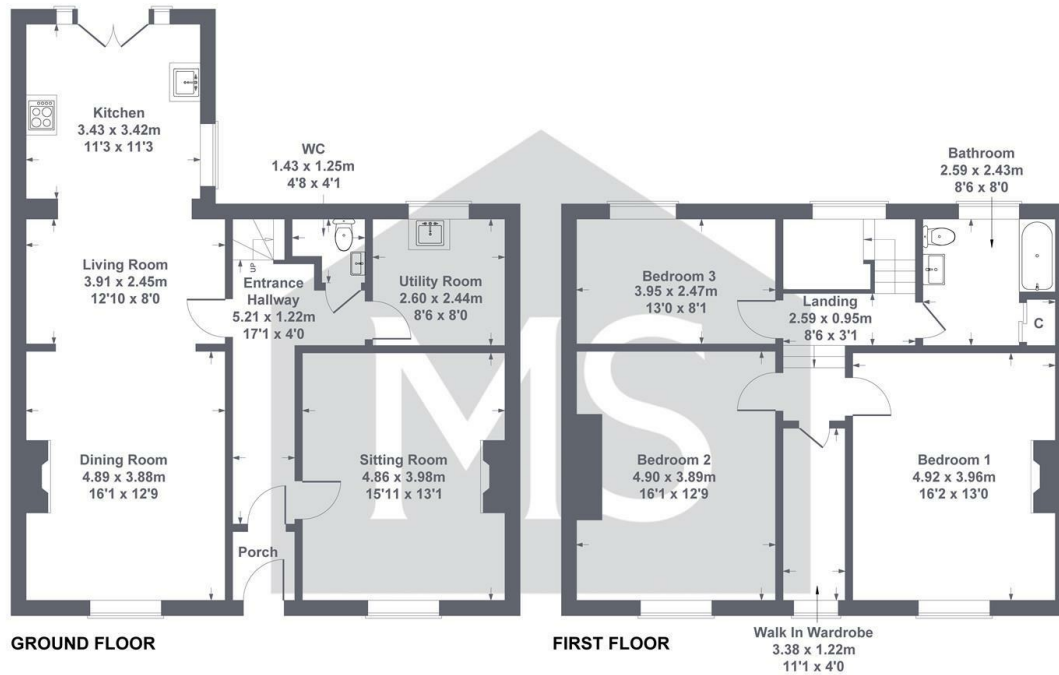
Services

All mains services are connected.





Approximate Gross Internal Area 1658 sq ft - 154 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

C

| Energy Efficiency Rating | | |
|--|-------------------------|-----------|
| | Current | Potential |
| <i>Very energy efficient - lower running costs</i> | | |
| (92 plus) A | | |
| (81-91) B | | 81 |
| (69-80) C | | |
| (55-68) D | 62 | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| <i>Not energy efficient - higher running costs</i> | | |
| England & Wales | EU Directive 2002/91/EC | |