

Mark Stephenson's

ESTATE & LETTING AGENTS



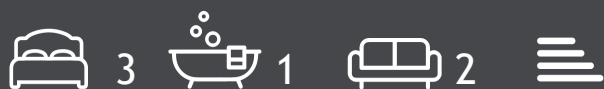
86 Scarborough Road, Norton, Malton, YO17 8AE

£199,500

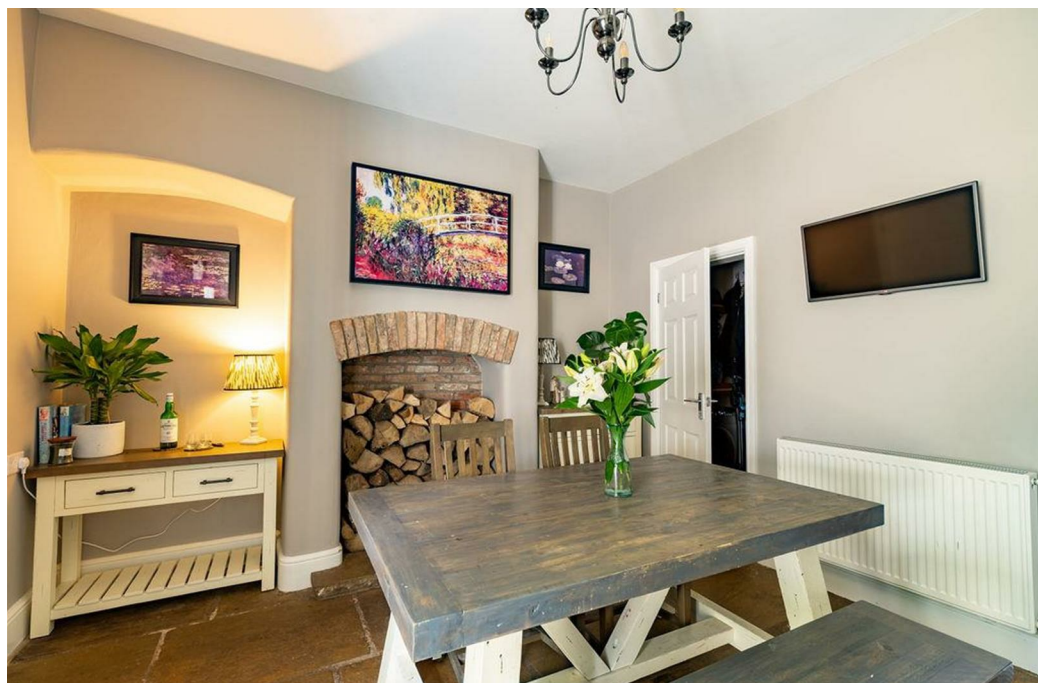
- Middle terraced house with parking
- Two separate reception rooms
- Established edge of town position
- Lovely mature rear garden plot
- Modern kitchen and bathroom
- Gas central heating, uPVC d/glz
- Extremely spacious throughout
- Three good sized bedrooms

86 Scarborough Road, Norton YO17 8AE

Middle terraced house on the edge of town with the benefit of frontage parking and a lovely lawned rear garden. Entrance lobby, front facing lounge, separate dining room, modern fitted kitchen, ground floor bathroom, two double bedrooms on the first floor and a further bedroom upon the second floor. Sure to be of interest to both first time buyers or families looking for a home in walk in condition together with both gas central heating and uPVC double glazing.



Council Tax Band: B



General information

Malton and Norton are popular market towns offering plenty of local facilities including shops, pubs, primary and secondary schools and a train station with regular connections to Leeds, Scarborough and York with its regular London services. The A64, which bypasses Malton, provides good access to the East Coast and the west towards York, Leeds and the wider motorway network. In recent years Malton has become a destination for food lovers with regular fairs and farmers markets. Nearby attractions include the North York Moors National Park, Castle Howard and the historic city of York.

Services

Mains gas central heating from a combi boiler in the back bedroom.
Mains supply of electric, water and drainage.

Lobby

Main front door. Inner door into the lounge.

Lounge (front)

Situated at the front side with the deep bay window and wood burning stove.

Dining room

A further generous size reception room with traditional style stone flagged floor, attractive fire place, under stairs cupboard, double french doors leading to the outside.

Kitchen

With a modern range of fitted units, built in oven and hob and dishwasher, wood floors, side facing window, door into the bathroom.

Bathroom

Modern three piece suite and over bath shower. Rear facing window, heated towel rail.

First floor landing

Bedroom 1 (front)

Particularly good sized room which extends above the passageway, front windows, radiator.

Bedroom 2

Rear window, radiator, cupboard housing the combi boiler.

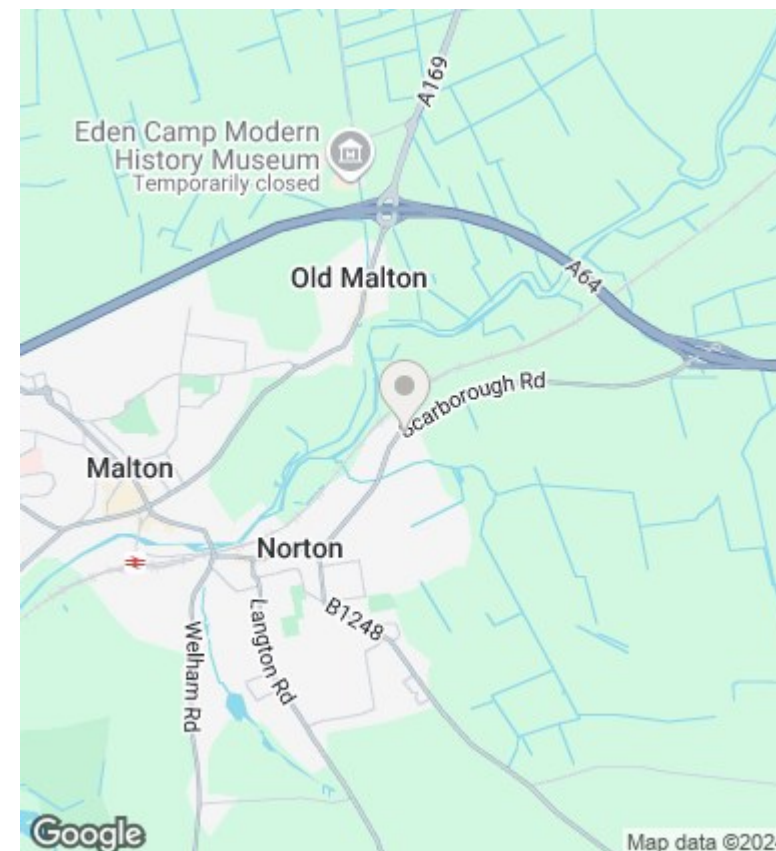
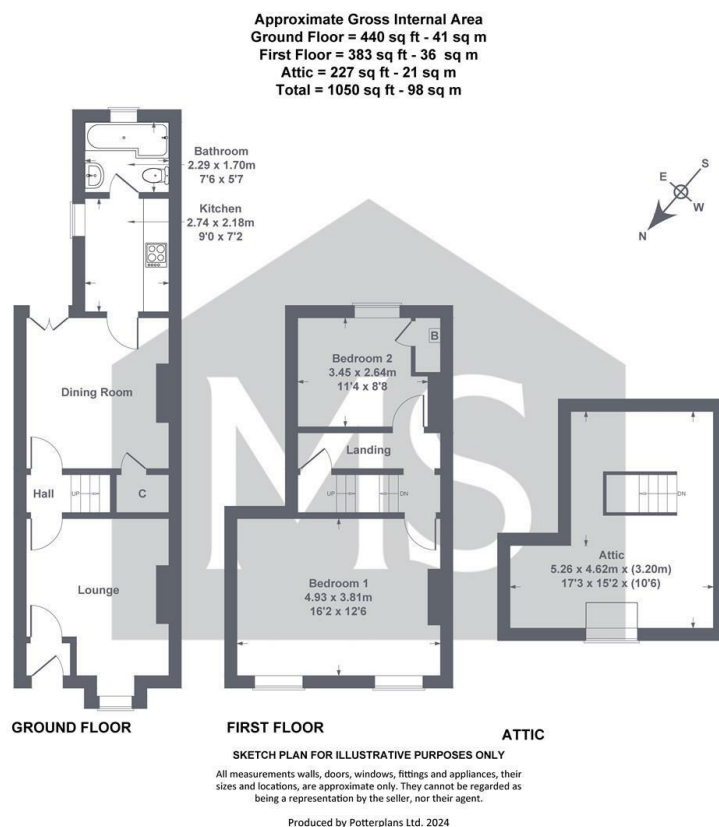
Second floor

Bedroom 3

Dormer style front facing window, radiator. Accessed from a conventional fixed staircase off the first floor landing. We are advised that the conversion into the second/attic floor is now over 70 years old and so no documentation is held.

Outside

Off road parking at the front. The passage at the side leads into the lovely rear garden laid to lawn with summerhouse/store at the bottom end all satnding in good fenced boundaries. From the passage there are shared rights to properties either side (84 & 88)



Directions

Viewings

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

Council Tax Band

B

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