

Mark Stephenson's

ESTATE & LETTING AGENTS



6 Bramble Walk, Malton, YO17 7YU

£365,000

- Highly sought after residential area
- Single size detached garage
- uPVC d/glz and gas c/heating
- Extremely well appointed throughout
- Modern and well equipped kitchen
- Conservatory/sun room
- Very private enclosed rear garden
- Small cul-de-sac position

6 Bramble Walk, Malton YO17 7YU

A superbly appointed detached bungalow enjoying a small cul-de-sac position located within this highly sought after residential area. The main reception is of a generous size whilst both the kitchen and bathroom are both modern and well fitted. There are two bedrooms and a lovely conservatory/sun room providing a perfect additional living space with French doors into the extremely private rear garden plot. Nicely established gardens and single garage, uPVC double glazed and gas centrally heated.



Council Tax Band: D



General information

Malton is a popular and well-served market town located approximately 18 miles north of York and has in recent years gained a reputation as Yorkshire's food capital with its monthly farmers market and high-profile festivals. Named by The Sunday Times as one of the best places to live, the town enjoys excellent transport links; the railway station is a short walk away and has regular services to York from where London can be reached in less than 2 hours. A full range of amenities can be found within Malton, including a variety of eateries, independent and high street retailers, good schools and leisure facilities.

Services

All mains services are connected.

Lounge/dining room

Large front facing window and window to side aspect, recently installed coal effect gas fire with marble effect surround, coving and textured ceilings, TV point, power points, telephone point, radiator.

Kitchen

Window to front and side aspect, wooden styled flooring, range of wall and base units with work surfaces, tiled splashback, plumbing for washing machine, integrated dishwasher, integrated fridge/freezer, electric oven and hob, extractor over, power points, radiator.

Bedroom 1

Window and door into sun room/conservatory, fitted wardrobes, power points, radiator.

Bedroom 2

Window to rear aspect, built in wardrobe, power points, TV point, radiator.

Bathroom

Window to side aspect, panel enclosed bath with overhead shower, WC with built in flush, hand wash basin with vanity unit, heated towel rail, shaver point.

Sun room/conservatory

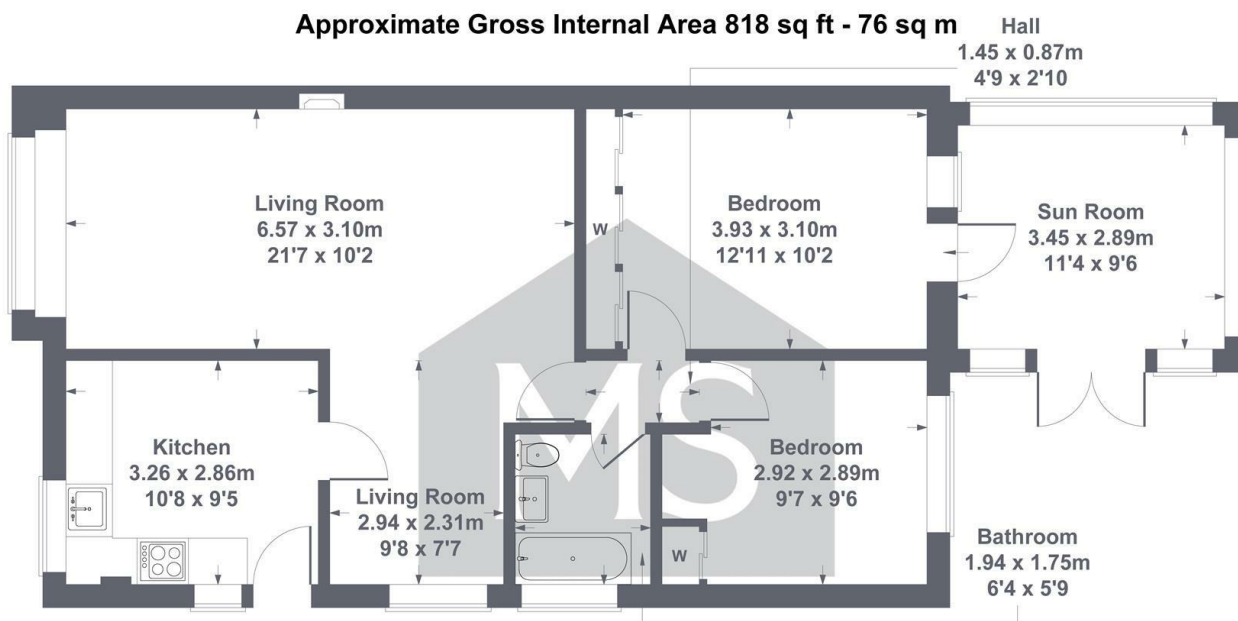
A lovely addition to the original accommodation accessed from Bedroom 1 and with French doors into the private rear gardens. uPVC double glazed onto brick with radiator.

Outside/gardens

Open plan at the front with established shrubs. The driveway is of a good length allowing off road parking with substantial double gates into the private area running the full length of the bungalow and upto the garage. The established garden at the rear allows easy maintenance, enjoying excellent privacy laid to lawn with useful wooden shed.

Garage

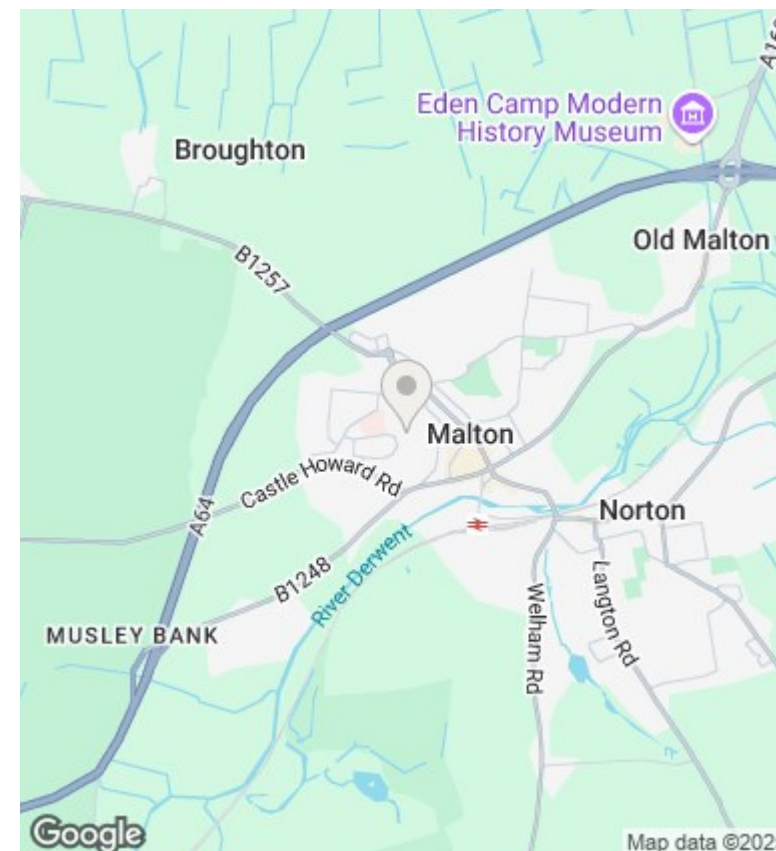
Standard single size with power, light and up/over door.



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. 2025




Directions

Viewings

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

Council Tax Band

D

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		83
(81-91) B		
(69-80) C	66	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
EU Directive 2002/91/EC		
England & Wales		