



- End Terrace House
- 2/3 Bedrooms
- 2 Reception Rooms
- Modern Kitchen

- Ground Floor Bathroom
- Parking to the Rear
- Ideal First Time Buy/Investment
- Excellent Amenities Nearby

North Parade, DN16 2PQ,  
£92,250





Starkey&Brown are delighted to offer for sale this ideal first time buy/investment opportunity in the always popular location of Ashby. The accommodation briefly comprises of 2 double bedrooms and a 3rd bedroom/dressing room to the first floor, whilst downstairs boasts 2 separate reception rooms, modern kitchen and ground floor bathroom with utility space. Outside the property has an enclosed lawned garden to the rear, with gated access to off street parking. The property sits in a fantastic location within walking distance to a wide range of amenities and bus routes, call today to view! Freehold. Council tax band: A





## Lounge

Having door to the front aspect, uPVC double glazed window to the front aspect and radiator.

## Dining Room

12' 1" x 12' 1" (3.68m x 3.68m)

Having uPVC double glazed window to the rear aspect, radiator and coved ceiling.

## Kitchen

5' 8" x 11' 6" (1.73m x 3.50m)

Having uPVC double glazed window and door to the side aspect, wall and base units with work surfaces over and inset sink/drain unit.

## Bathroom

5' 8" x 11' 4" (1.73m x 3.45m)

Having uPVC double glazed window to the side aspect, panelled bath with shower over, wash hand basin, WC, radiator and space/plumbing for white goods.

## First Floor Landing

### Bedroom 1

12' 1" x 11' 1" (3.68m x 3.38m)

Having uPVC double glazed window to the front aspect, radiator, coved ceiling and storage cupboard with loft hatch.

### Bedroom 2

12' 1" x 12' 1" (3.68m x 3.68m)

Having uPVC double glazed window to the rear aspect, radiator and door to bedroom 3/dressing room.

### Bedroom 3/Dressing Room

5' 9" x 11' 1" (1.75m x 3.38m)

Having uPVC double glazed window to the rear aspect and radiator.

## Outside

Having a lawned garden to the rear with fenced surround, shed and gates to the rear providing access to off street parking.

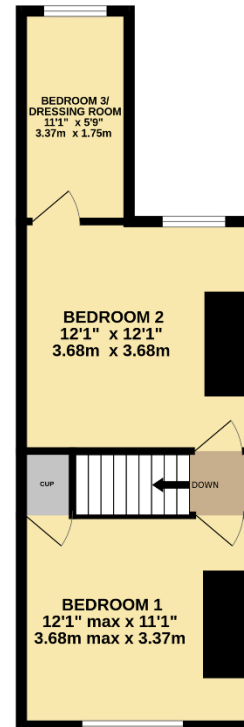
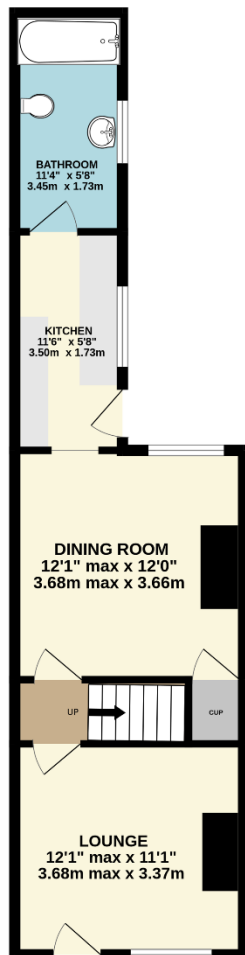




GROUND FLOOR



1ST FLOOR



In order that we can assist you with your move as smoothly and efficiently as possible, our preferred Mortgage Adviser, can offer you advice on all your mortgage and protection needs, tailored to your individual circumstances. It will also be part of our qualifying process that you speak with our Mortgage Adviser when we ask the vendor to consider your offer. Your details may be passed onto third parties, please advise us if you do not wish this to happen.

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Important Information:

All measurements are approximate. We have not tested any appliances or services within this property and cannot verify them to be in working order or within the vendors/s ownership. We have not verified the tenure of the property, type of construction or the condition thereof. Intending purchasers should make appropriate enquiries through their own solicitors and surveyor etc, prior to exchange of contract.

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