



2 SLADEBURN DRIVE, NORTHALLERTON

OFFERS IN THE REGION OF £285,000



Northallerton
Estate Agency

Sladeburn Drive

Northallerton, DL6 1BJ



PROPERTY COMPRISSES OF BLOCK BUILT AND RENDERED 2 BEDROOM DETACHED BUNGALOW WITH GARAGE ON A GOOD SIZE PLOT IN A HIGHLY SOUGHT AFTER AREA WITHIN WALKING DISTANCE OF NORTHALLERTON HIGH STREET AND TRAIN STATION. PROPERTY ENJOYS THE BENEFIT OF GAS FIRED CENTRAL HEATING AND UVPC THROUGHOUT. PROPERTY HAS SCOPE FOR UPDATING AND MODERATION.

- 2 BEDROOMS
- GARAGE
- WALKING DISTANCE OF TOWN AND HIGH STREET
- DETACHED BUNGALOW
- HIGHLY SOUGHT AFTER AREA
- PRIVATE GARDENS

ENTRANCE

ENTERING UP STEPS TO A COVERED ENTRANCE THROUGH A UVPC FRONT DOOR WITH ECHED AND SILVERED GLASS LIGHTS TO SIDE. ENTRANCE LOBBY ENJOYS CLOAKS HANGING, RADIATOR, CEILING LIGHT POINT, DOOR TO KITCHEN, DOOR TO LIVING ROOM.

LIVING ROOM

2 CEILING LIGHT POINTS, DOUBLE RADIATOR, TV POINT, CENTRAL CHIMNEY BREAST WITH TIED HEARTH AND BACKPLATE, HARDWOOD MANTLE SHELF AND SURROUND, HEARTH MOUNTED BAXI BERMUDA GAS FIRE WITH CENTRAL HEATING BACK BOILER, DOOR TO REAR GIVING ACCESS TO INNER HALLWAY.

KITCHEN

ENJOYS BENEFIT OF A RANGE OF BASE AND WALL CUPBOARDS, WOOD EFFECT WORKSURFACES WITH INSET SINGLE DRAIN SINGLE BOWL STAINLESS STEEL SINK UNIT WITH QUALITY MIXER TAP OVER, SPACE AND PLUMBING FOR WASHING MACHINE, SPACE FOR ELECTRIC COOKER, SPACE FOR FRIDGE, CEILING LIGHT POINT, COVED CEILING, DOOR TO USEFUL RECESSES PANTRY WITH SHELF STORAGE, DOOR TO SIDE LEADING OUT TO SIDE, INTERNAL SLIDING DOORWAY GIVING ACCESS TO DINING AREA.

DINING ROOM

CEILING LIGHT POINT, RADIATOR, DOOR GIVING ACCESS TO REAR HALLWAY.

REAR HALLWAY

AIRING CUPBOARD HOUSING EMERSION HEATER WITH SHELF STORAGE AROUND.

BEDROOM1

COVED CEILING, CEILING LIGHT POINT, RADIATOR.

BEDROOM2

CEILING LIGHT POINT, RADIATOR, 2 BUILT IN WARDROBES WITH CLOAKS HANGING AND RAILS WITH SHELF STORAGE ABOVE.

SHOWER ROOM

WHITE SUITE COMPRISING FULLY TILED SHOWER CUBICAL WITH MIRA ELECTRIC SHOWER, MATCHING PEDESTAL WASHBASIN AND DUO FLUSH TOILET, WALL MOUNTED SHAVER SOCKET, COVED CEILING, CEILING LIGHT POINT, WALL MOUNTED HEATED TOWEL RAIL.

GARDEN

SITTING BEHIND A HEDGE BACKING ON A STONE ORNAMENTAL WALL, TWIN STONE GATE POSTS WITH WROUGHT IRON GATE GIVING ACCESS ONTO CONCRETE DRIVEWAY PROCEEDING DOWN THE SIDE OF THE PROPERTY WITH ACCESS TO THE GARAGE. FRONT GARDEN HAS NATURAL STONE FLAGGED PATIO WITH A SHRUB BOARDER. REAR GARDEN IS ENTERED THROUGH A WROUGHT IRON GATE WHICH IS A NICE SIZE WITH CONCRETE WALKWAY ROUND, CENTRAL LAWN, POST AND PLANK TO REAR AND SIDE WITH HEDGE BOUNDARY, SHRUB BOARDERS, HIGH DEGREE OF PRIVACY.

GARAGE

BRICK BUILT WITH TILED ROOF, CONCRETE FLOOR, UP AND OVER DOOR, BENEFIT OF LIGHT AND POWER.

VIEWING - BY APPOINTMENT THROUGH THE AGENCY - Tel. No. 01609 771959

TENURE - FREEHOLD

SERVICES - MAINS GAS, WATER, ELECTRIC & DRAINAGE

NYCC TAX BAND - D

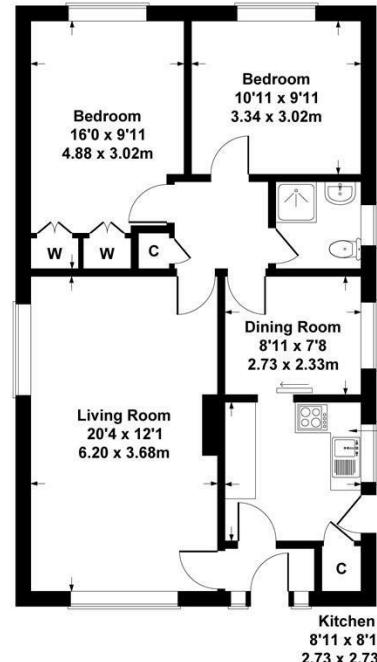
EPC - TBC



Call us to arrange a viewing on **01609 771959**

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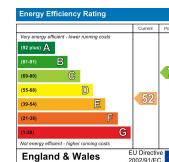
Approximate gross internal area
73 sq m - 786 sq ft



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.

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