Rounthwaite R&W Woodhead

53 MARKET PLACE, MALTON, NORTH YORKSHIRE, YO17 7LX Tel: (01653) 600747

MOOR VIEW, 24 WHITEWALL, NORTON, MALTON, YO17 9EH

- **Beautifully presented three-bedroom semi-detached home**
- **Spacious open-plan dining kitchen with French doors to the garden**
- **Driveway parking and single garage**
- **Stunning far-reaching views**
- **Landscaped south-facing garden overlooking adjoining countryside**

PRICE GUIDE £325,000

Also at: 26 Market Place, Kirkbymoorside Tel: (01751) 430034 & Market Place, Pickering Tel: (01751) 472800

Email: malton@rounthwaite-woodhead.co.uk **www.rounthwaite-woodhead.com**

Description

A beautifully presented three-bedroom semi-detached home enjoying stunning far-reaching views across Norton, Malton and towards the North Yorkshire Moors. Situated in a sought-after location just off Welham road, the property offers a wonderful combination of countryside outlook and convenient town living. The accommodation briefly comprises an entrance hallway with cloakroom/WC, a bright and comfortable sitting room with bay window and log burning stove, and a spacious open-plan dining kitchen with French doors opening onto the rear garden. To the first floor are three well-proportioned bedrooms, including a principal bedroom enjoying superb open views, together with a modern shower room suite.

Externally, the property benefits from a beautifully landscaped south-facing rear garden arranged over several tiers, with patio seating areas, mature planting, vegetable beds and an elevated outlook over the adjoining paddock and surrounding countryside. The property also benefits from driveway parking and a single garage with power and lighting.

A superb home in an enviable position with outstanding views.

Norton & Malton offer an excellent range of close to hand amenities including the Railway Station with links to the intercity service at York, a variety of sporting and social clubs and an interesting and diverse range of shops. Norton college is within a short walk as is Norton Primary School.
The A64 provides good road communications east and west and to the motorway network. The Wolds, Derwent valley walks and Howardian Hills Natural Landscape are all within easy reach.

General Information

Services: Mains water and electricity. Connection to mains drainage. Gas Central Heating.

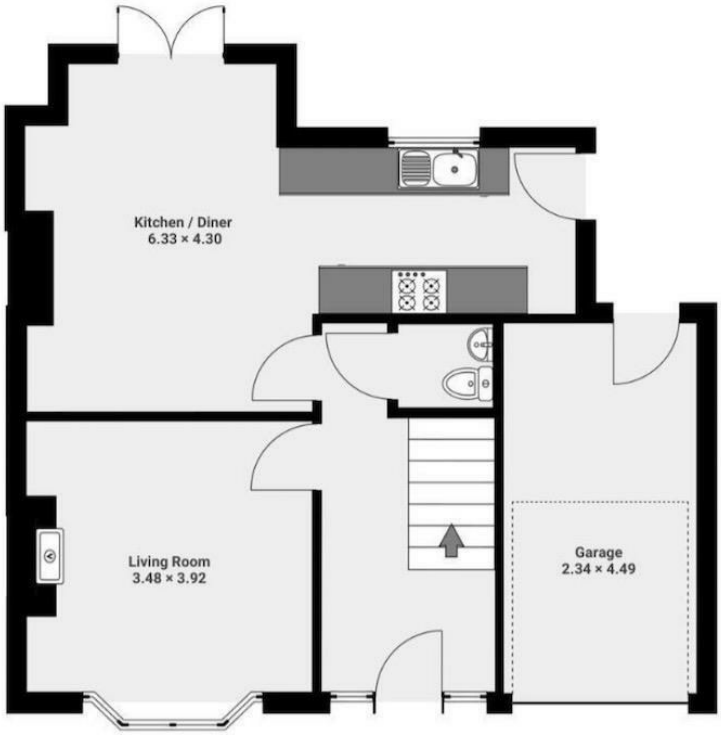
Tenure: We are informed the property is freehold and that vacant possession will be given on completion.

Viewing: Strictly by appointment with the Agents Rounthwaite & Woodhead. 53 Market Place, Malton YO17 7LX. Tel: 01653 600747.

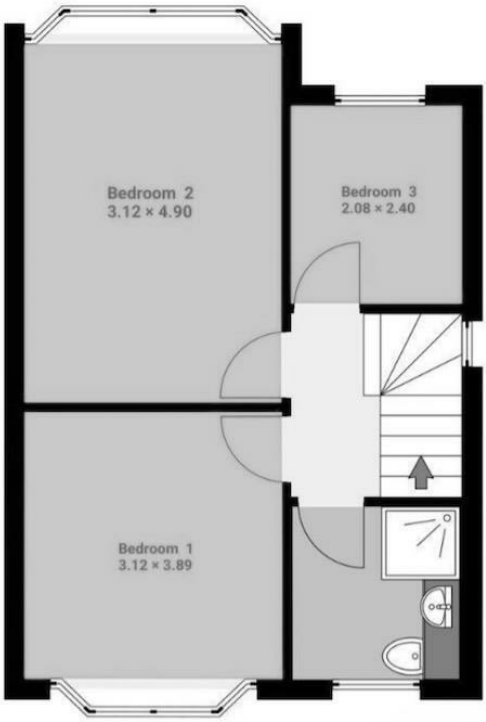
Council Tax: We are informed that the property lies in band D.

Accommodation

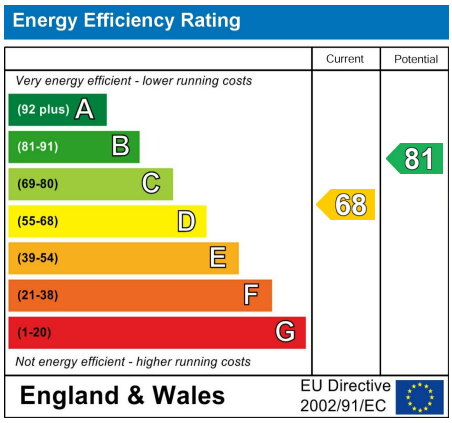
Ground Floor

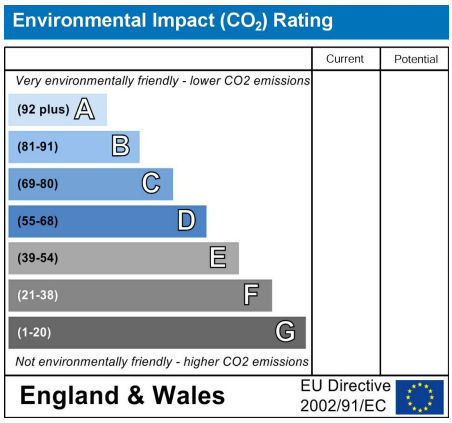


First Floor



Total area approx. 81 sq. m (871.87 sq. ft)





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Covering Ryedale through offices in Malton, Pickering and Kirkbymoorside

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