



Lowaholme Marske, Richmond, North Yorkshire, DL11 7LT
Offers over £395,000



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Superb REFURBISHMENT OPPORTUNITY (Scope to extend subject to planning) - DETACHED HOUSE on sizeable plot with STUNNING VIEWS: CURRENTLY 3 RECEPTION ROOMS & 3 good Bedrooms, with adjoining GARAGE & OUTBUILDINGS. For Sale with NO ONWARD CHAIN.

3 RECEPTION ROOMS & KITCHEN, 3 Double BEDROOMS & BATHROOM, Adjoining GARAGE, PARKING & OUTBUILDINGS. SOUTH Facing Front GARDEN. Situated in the YORKSHIRE DALES NATIONAL PARK, the surrounding scenery is mesmerizing & accessible: Historic RICHMOND market town about 5 miles & DARLINGTON mainline station about 18 miles - 2 hours 20 minutes to LONDON Kings Cross. A66-Pennine route about 8 miles, A1(M) & Scotch Corner 10 miles.

HALL 4.63m x 1.95m (15'2" x 6'4")

Including staircase to first floor with cupboard under.

OFFICE (VIEWS) 4.70m x 2.75m (15'5" x 9'0")

Door to front & windows to front & rear with views.

SITTING ROOM (VIEWS) 4.52m x 3.52m (14'9" x 11'6")

Open fireplace & window to front with far reaching views to the south.

DINING ROOM (VIEWS) 3.56m x 3.53m (11'8" x 11'6")

Window to front with far reaching views to the south.

KITCHEN 3.41m x 1.99m (11'2" x 6'6")

Fitted with a range of units with worktops & sink unit. Oil boiler. Window to rear, doors to side COVERED PORCH &:

PANTRY 1.38m x 0.92m (4'6" x 3'0")

Window to rear.

SIDE PORCH 2.80m x 1.53m (9'2" x 5'0")

Door to front &:

Adjoining OUTBUILDINGS 4.50m x 1.70m overall (14'9" x 5'6" overall)

Adjoining GARAGE 4.38m x 2.40m (14'4" x 7'10")

FIRST FLOOR LANDING

Window to rear.

Double BEDROOM 1 (VIEWS) 4.51m x 3.56m (14'9" x 11'8")

Window to front with stunning views to the south.

Double BEDROOM 2 (VIEWS) 3.51m x 2.85m min (11'6" x 9'4" min)

Window to front with stunning views to the south.

BEDROOM 3. 2.67m x 2.52m (8'9" x 8'3")

Window to rear.

BATHROOM 2.75m x 1.94m (9'0" x 6'4")

Panelled bath, washbasin & WC. Built-in cupboard with hot-water cylinder. Window to rear.

OUTSIDE

Front stone boundary wall & off-street parking leading to:

Adjoining GARAGE 4.38m x 2.40m (14'4" x 7'10")

Up & over door, rear window, light & power.

Adjoining OUTBUILDINGS 4.50m x 1.70m overall (14'9" x 5'6" overall)

Comprising outside WC & 2 stores.

GARDENS

The gardens extend to the front, sides & rear, & offer beautiful views.

NOTES

- (1) Freehold
- (2) EPC: 21-F
- (3) Council Tax Band: D
- (4) Mains Water, Electricity & Drainage

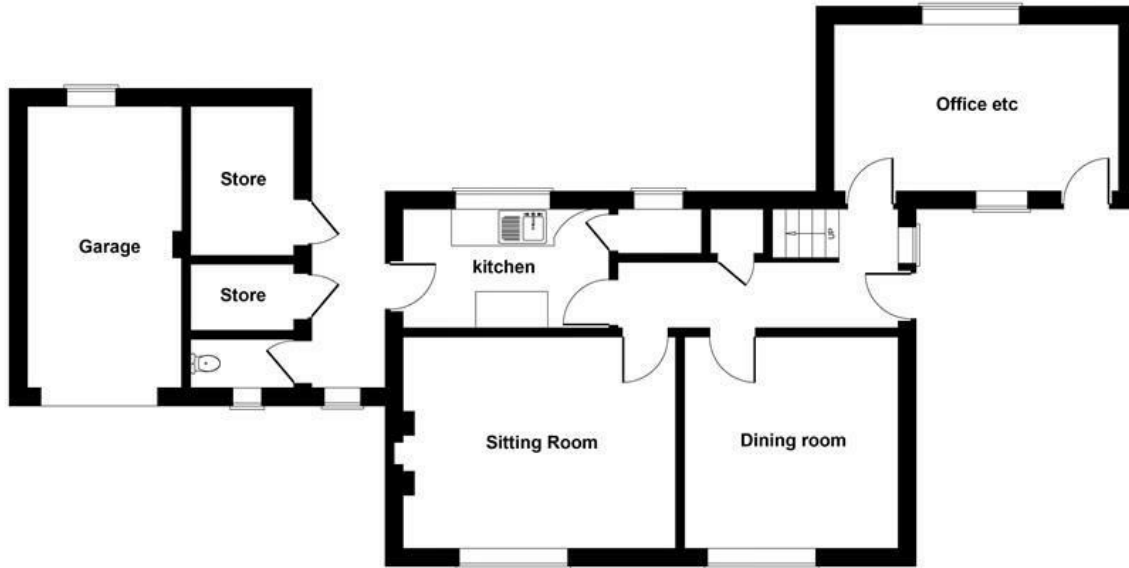


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SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY

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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FIRST FLOOR

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		78
(55-68) D		
(39-54) E		
(21-38) F	21	
(1-20) G		
Not energy efficient - higher running costs		

England & Wales EU Directive 2002/91/EC 

Environmental Impact (CO₂) Rating

	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		

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