

CARVERS

SALES & LETTINGS

Bilsdale Close

Romanby, Northallerton, DL7 8FT

Offers in the region of £300,000

House - Detached

3

1

2

A beautifully presented three bedroomed detached modern family home located within the popular Romanby area of town. The property benefits from gas fired central heating and Upvc double glazing. The improved and reconfigured accommodation includes a reception hall with built in storage cupboards, cloak room/wc, spacious living room with window seat and double doors opening to the open plan kitchen/dining room which is fitted with a modern range of wall and base units together with integrated oven, hob, dishwasher, washing machine and fridge. French doors lead to the rear garden. To the first floor there is a landing with storage cupboard and loft access. The master bedroom has fitted wardrobes and an ensuite shower room/wc with double shower. There are two further bedrooms and a luxury refurbished family bathroom. Externally there is a front garden, and a south facing rear garden with patio and lawn. There is a driveway providing off street parking, EV point and access to the garage which has a pedestrian door to the rear garden.









- A modern three bedroomed detached family home
- Open plan kitchen/dining room with integrated appliances
- Master bedroom with built in robes and ensuite shower room/wc
- South facing rear garden
- Popular Romanby location
- Beautifully presented and updated living accommodation
- Spacious living room with window seat
- Luxury refurbished family bathroom
- Driveway with EV charge point and single garage

GENERAL INFORMATION
Tenure: Freehold
Services: Gas central heating, mains electric, water and drainage
Double glazing
Local Authority: North Yorkshire Band D

Buyers Identification Check(s)

Should a purchaser(s) have an offer accepted on a property marketed by Carvers they will need to undertake an identification check. This is done to meet our obligation under Anti Money Laundering Regulations (AML) and is a legal requirement. We use a specialist third party service to verify your identity, this is not a credit check and will have no effect on credit history. The cost of these checks is £36 inc. VAT per buyer, which is paid in advance, when an offer is agreed and prior to a sales memorandum being issued. This charge is non-refundable.

Property Size Information

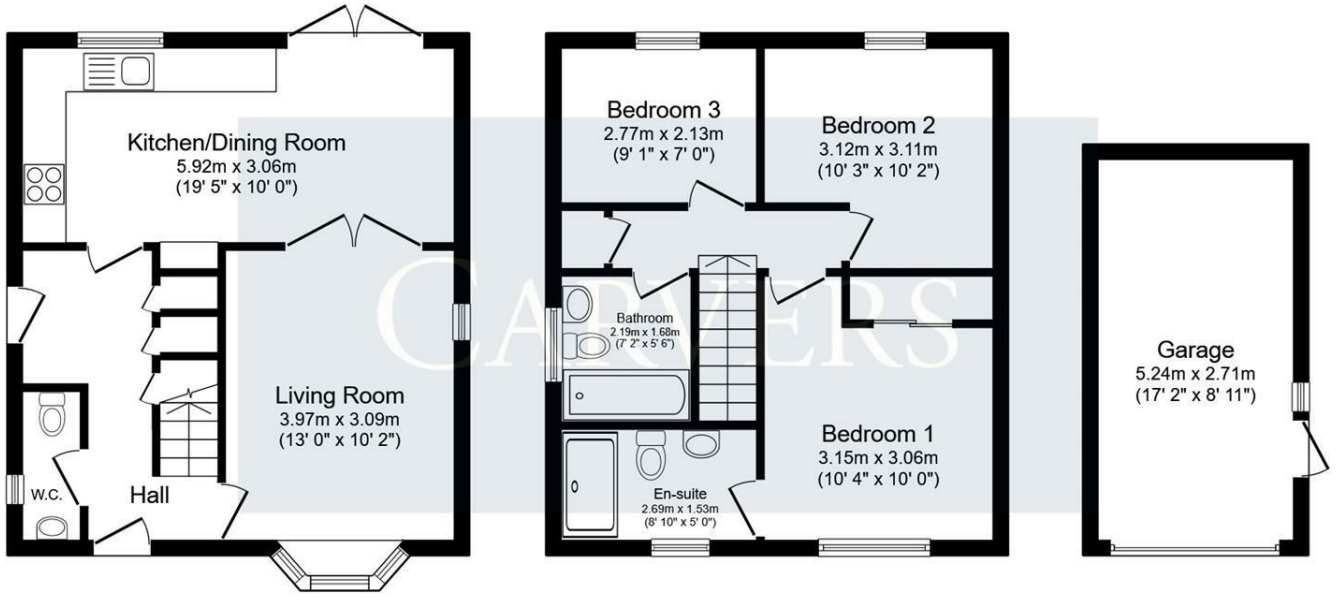
Please note the property size is taken from the Energy Performance Certificate and may not take into account all rooms from the floorplan (due to unheated space not being calculated e.g. this may potentially exclude a conservatory and / or garage)

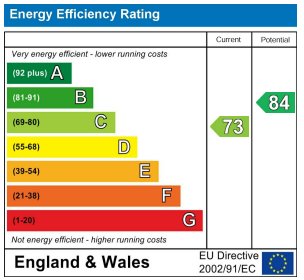












Property size taken from EPC sq ft

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io



The Property Ombudsman RICS naea propertymark PROTECTED arla propertymark PROTECTED Ethical Agent Network

These particulars do not constitute any part of an offer or contract. None of the statements contained in these particulars are to be relied on as statements or representations of fact and any intending purchaser must satisfy themselves by inspection or otherwise to the correctness of each of the statements contained in these particulars. The vendor does not make or give, and neither Carvers nor any person in their employment has any authority to make or give any representation or warranty whatever in relation to this property.

219 High Street, Northallerton, North Yorkshire, DL7 8LW 01609 777710 northallerton@carversproperty.co.uk