

Greenfield Way,



Asking Price £225,000

IH INGLEBY HOMES





Enjoying an enviable plot, sitting on the entrance to this favourable modern development, this attractive 'double fronted' property certainly merits early inspection to avoid disappointment.

Boasting a large front garden, side drive and rear garage, and especially generous side gardens which bring privacy, immaculate lawns, and various patio seating areas.

Internally, the property is delivered to 'Show Home' standards, stylish and tasteful throughout - 'Turn Key' ready, You arrive on the ground floor in to the welcoming entrance hall, with cloakroom/WC off, finding the full-depth lounge to the left, with bay, and the full-depth kitchen/diner to the right, bringing a ranger of modern fitted cabinets and 'French' doors to the rear garden.

The first floor delivers three good bedrooms, the 'Master' with stylish ensuite, and separate 'high-spec' family bathroom.

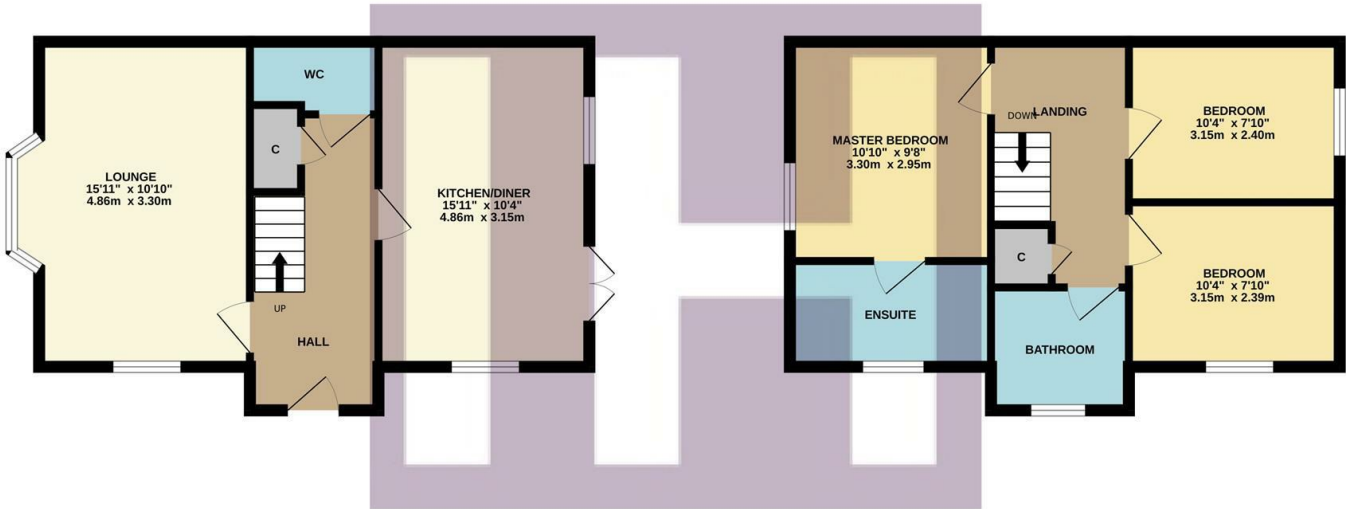
A professional majority garage conversion provides a fabulous study/play room - a flexible space that can be optimised to suit a new owner, with feature vaulted ceiling, accessed from the rear garden, juts a few steps from the kitchens 'French' doors.



The Layout

GROUND FLOOR
450 sq.ft. (41.8 sq.m.) approx.

1ST FLOOR
444 sq.ft. (41.2 sq.m.) approx.



TOTAL FLOOR AREA : 894 sq.ft. (83.1 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Made with Metropix ©2026

Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		95	(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C	83		(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales			England & Wales		
EU Directive 2002/91/EC			EU Directive 2002/91/EC		

The Location



Council Tax Band: C
Tenure: Freehold



- Stylish and impressive throughout, early viewing essential
- Call 01642 671025 to arrange your viewing
- Generous plot with large attractive gardens
- Full-depth lounge and separate impressive kitchen/diner
- Three great bedrooms, 'Master' with ensuite
- Sought-after Norton development
- Outstanding 'high-spec' bathrooms



www.ingleby-homes.co.uk
01642 671025

IH INGLEBY HOMES