





46 APPLEBY GARDENS

BRIGG, DN20 0BA

£265,000

FREEHOLD

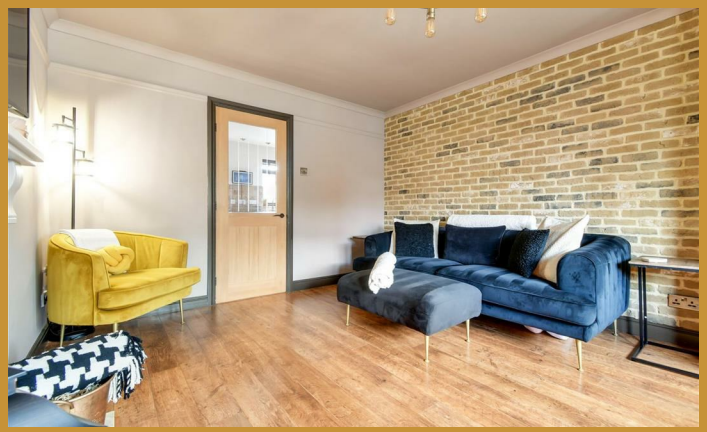
A superb modern detached home combining stylish interiors, practical family living and excellent outside space. With three bedrooms, two bathrooms, a beautifully finished kitchen and family bathroom, generous parking, garage, carport and an electrically connected summer house, this impressive property is ready to move straight into.

BILTONS
THE PERSONAL AGENTS
WWW.BILTONS.CO.UK
01724 642002

46 APPLEBY GARDENS







DESCRIPTION

A stylish and beautifully presented three-bedroom detached family home, offering modern, thoughtfully improved accommodation with plenty of character throughout. Highlights include a spacious lounge, an attractive open-plan kitchen and dining area, a stunning recently fitted family bathroom, an en-suite master bedroom and excellent parking with a garage and covered carport. The low-maintenance rear garden, complete with an electrically connected summer house, provides a fantastic space for relaxing and entertaining.

The property is entered through a welcoming entrance lobby with stairs rising to the first floor and a door opening into the front-facing lounge. This generous reception room features a bay window, an attractive fireplace and an exposed brick feature wall, creating a warm and inviting living space.

A door leads through to the open-plan kitchen and dining area. The kitchen is fitted with an excellent range of stylish blue wall and base units complemented by contrasting worktops and attractive tiled flooring. Integrated appliances include a double oven and hob, with further space for a dishwasher and fridge freezer. A useful under-stairs cupboard provides additional storage.

An opening from the kitchen flows into the bright dining area, where windows overlook the rear garden and provide plenty of natural light. There is ample space for a family dining table and seating, while a door leads to a handy downstairs WC. A further hallway off the kitchen provides external access to both the front and rear of the property.

To the first floor are three well-proportioned bedrooms and the family bathroom. The spacious master bedroom benefits from fitted sliding-door wardrobes and its own en-suite shower room, fitted with a shower cubicle, wash hand basin, WC and heated towel radiator. Bedroom two is another generous double bedroom with a fitted wardrobe, while bedroom three features attractive wall panelling and would make an ideal child's bedroom, nursery or home office.

The recently fitted family bathroom is a particularly impressive feature, finished in a striking contemporary style. It includes a panelled bath with shower over and glass screen, a wall-hung vanity wash hand basin, matching WC and heated towel radiator. Gold fittings, green herringbone tiling and a feature panelled wall complete the luxurious look.

Outside, the front garden has been newly laid with low-maintenance gravel, alongside a block-paved driveway providing off-road parking. Double gates open to the rear, revealing further secure parking beneath a substantial covered carport, which leads to the single garage.

The enclosed rear garden has also been designed for easy maintenance, featuring artificial lawn and paved patio areas ideal for outdoor seating and entertaining. A summer house with electricity provides a versatile additional space, suitable for relaxing, hobbies or use as a home office.

LOUNGE

KITCHEN

DINING AREA

WC

MASTER BEDROOM

EN-SUITE

BEDROOM TWO

BEDROOM THREE

FAMILY BATHROOM

46 APPLEBY GARDENS



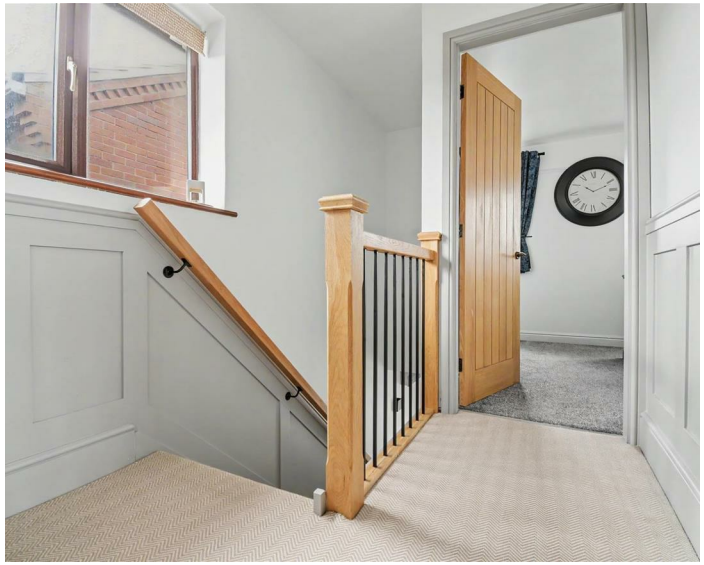












46 APPLEBY GARDENS

ADDITIONAL INFORMATION

Local Authority –

Council Tax – Band C

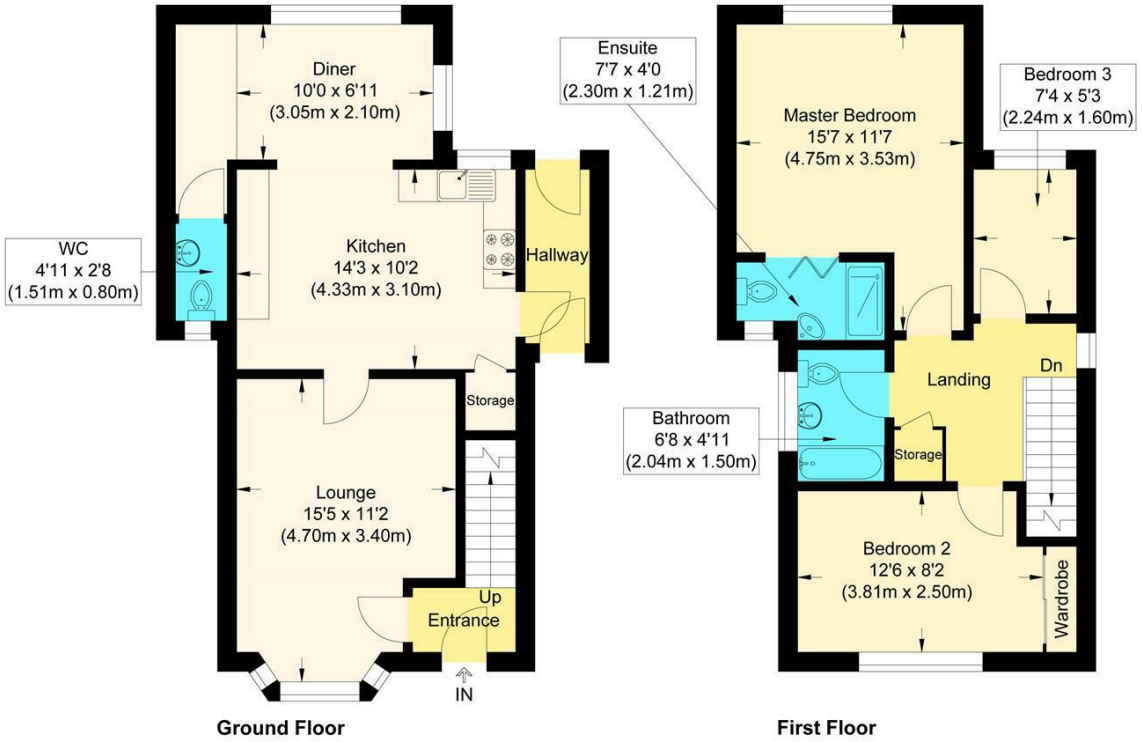
Viewings – By Appointment Only

Floor Area – 955.00 sq ft

Tenure – Freehold





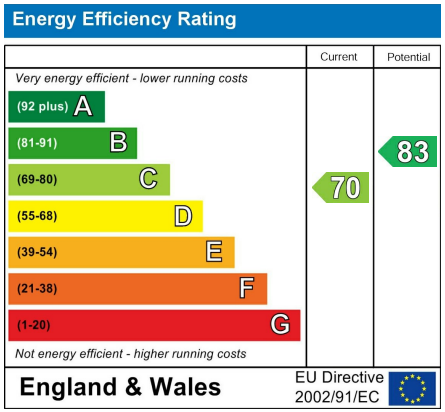


Appleby Gardens

Approximate Gross Internal Floor Area : 85.50 sq m / 920.31 sq ft

Illustration for identification purposes only, measurements are approximate, not to scale.





Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

enquiries@biltons.co.uk

01724 642002

https://biltons.co.uk/

BILTONS
THE PERSONAL AGENTS
WWW.BILTONS.CO.UK
01724 642002