

Mark Stephensons

ESTATE & LETTING AGENTS



29 Malton Grange, Amotherby, YO17 6UP

£39,000

- Offered for sale with no onward chain
- Bottled gas central heating system
- uPVC double glazing throughout
- Three bedrooms
- Bathroom & separate shower room
- Lovely open plan living space
- Large decking area with hot tub
- Allocated single car parking space

29 Malton Grange, Amotherby YO17 6UP

A well presented park home on this established, secure and well looked after development close to the village of Amotherby. For sale on a chain free basis the accommodation includes an impressive living/dining/kitchen opening onto a large decking/balcony with hot tub, three bedrooms, bathroom and separate shower room. Allocated parking to the side, central heating throughout and with double glazing.



Council Tax Band:



Yearly charges & General rules

2026 total fee to the park owner of £6375.00

Can be occupied all year round

Designated as a holiday home which means you should be registered for council tax elsewhere

45 year license from 2022

Does not allow sub-letting

Not eligible for council tax

Open plan living/dining/kitchen

With the range of kitchen units, built-in oven and hob, plumbing for washing machine, side window and door leading out, full of light from

Windows across the front side with sliding patios out to the Large decked patio area. The living area has an electric fire and traditional style surround and has laminate flooring.

Inner hallway

Built in cupboard.

Bedroom 1

Side window with radiator beneath, built-in wardrobes and cupboards.

Bedroom 2

Rear and side window windows, radiator, built-in wardrobe.

Bedroom 3

Side window radiator built-in wardrobes.

Bathroom

Three piece white suite, over bath shower, side window, radiator.

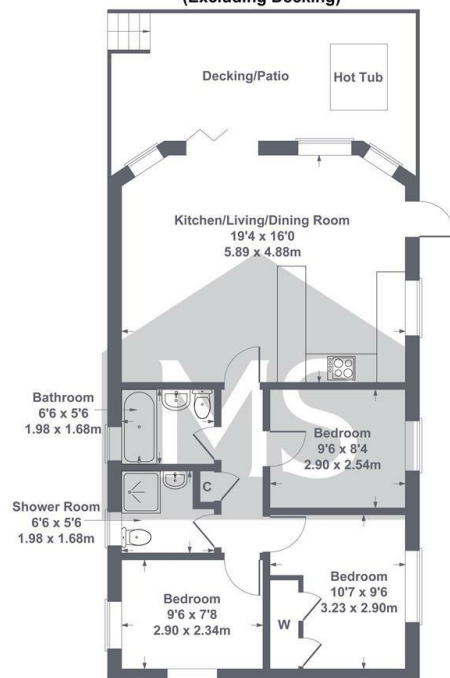
Shower room

Shower cubicle, wash basin, WC, side window, radiator.

Outside space/parking.

Generous decking/balcony at the front incorporating a hot tub. Gate and steps leading down to the paved parking space to the immediate right hand side of the lodge.

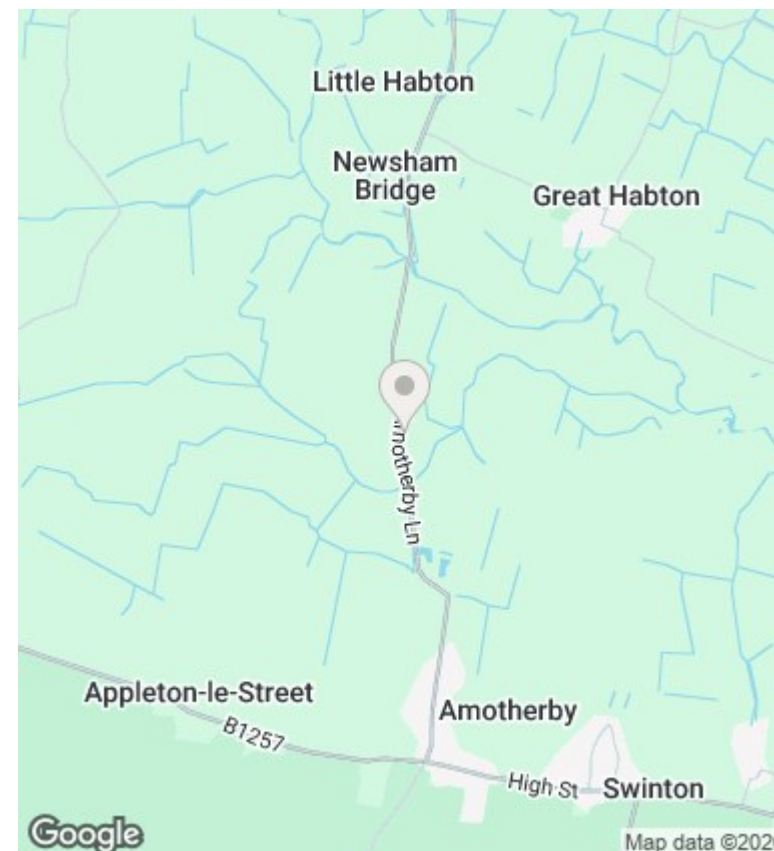
Approximate Gross Internal Area 713 sq ft - 66 sq m
(Excluding Decking)



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.

Produced by Potterplans Ltd. 2026



Directions

Viewings

Viewings by arrangement only. Call 01653 692500 to make an appointment.

Council Tax Band

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