Luke Miller & Associates
ESTATE AGENTS LETTINGS AGENTS FINANCE
52
Dowber Way, Thirsk, YO7 1EP
Price Guide £118,000

52 Dowber Way, Thirsk, YO7 1EP

An excellent opportunity to purchase a one-bedroom freehold home with no onward chain, ideal for those seeking a long-term investment or first step onto the property ladder. Located in a quiet residential setting, this property offers great potential.

The Property
Property Description:

The ground floor offers a bright living room with windows to two sides, giving the space an open feel and allowing room for both seating and a dining area. The kitchen sits just off the living room and is fitted with a practical range of units, good worktop space and integrated appliances suited to everyday use.

A spiral staircase leads to the first floor. Here, the double bedroom benefits from natural light from two elevations and includes built-in wardrobes. The bathroom is arranged with a panelled bath and shower over, WC and wash hand basin.

Outside, the property has a garden and also also comes with allocated parking, adding useful day-to-day convenience.

Overall, this is a straightforward and well-located home offering scope for improvement and strong appeal as either a first purchase or an investment. Early viewing is recommended for buyers seeking value within a short distance of the town centre.

Further Information
The property is Freehold

Council: North Yorkshire

Tax Band: A

EPC: D

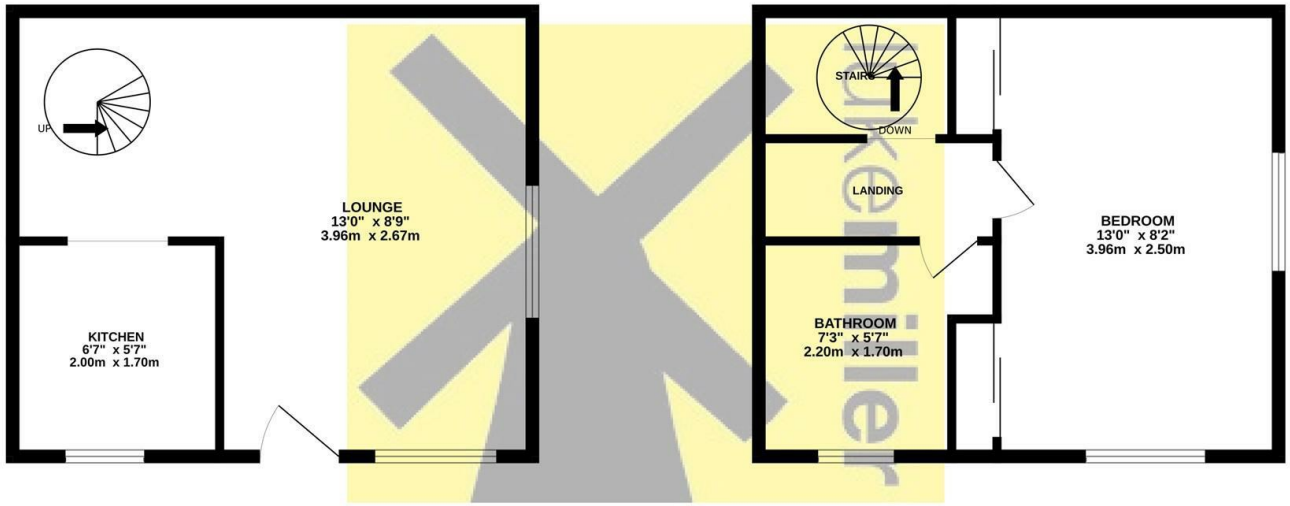
EPC Link:https://find-energy-certificate.service.gov.uk/energy-certificate/5600-2630-0922-2023-3593

Disclaimer
We strive to ensure that our sales particulars are accurate and reliable. However, they do not constitute an offer or form part of any contract, and should not be relied upon as statements of representation or fact. Services, systems, and appliances mentioned in this specification have not been tested by us, and no guarantee is given regarding their operational ability or efficiency. All measurements are provided as a general guide for prospective buyers and are not exact. Please note that some particulars may still require vendor approval, and images may have been enhanced. For clarification or further information on any details, please contact us—especially if you are traveling a significant distance to view the property. Fixtures and fittings not explicitly mentioned are subject to agreement with the seller.

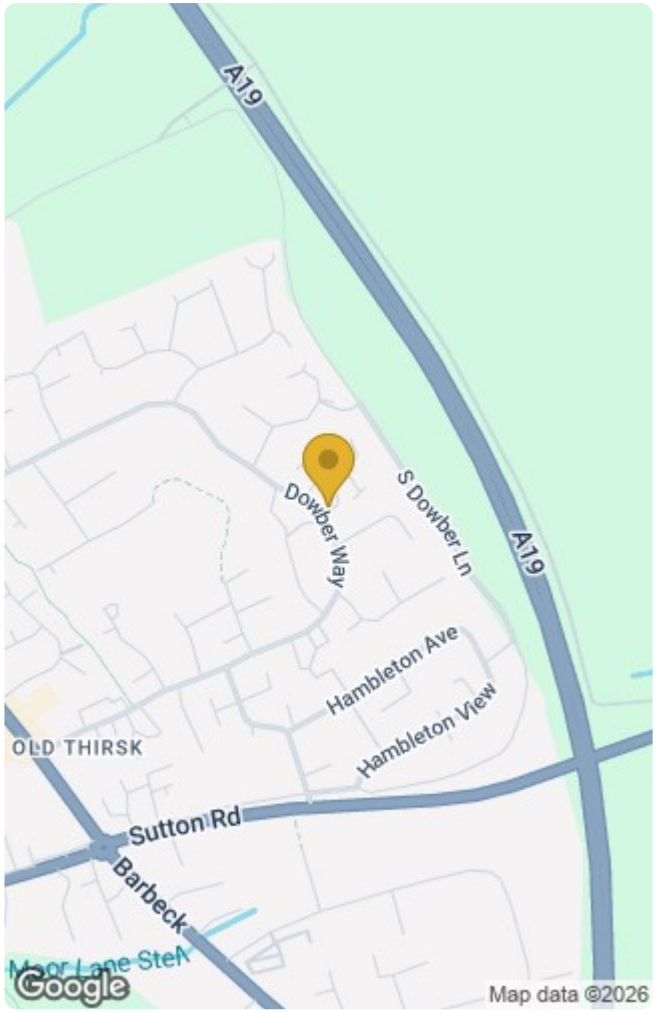
The copyright and all other intellectual property rights on this site, including marketing materials, trademarks, service marks, trade names, text, graphics, code, files, and links, are owned by Luke Miller & Associates. All rights are reserved.

GROUND FLOOR

1ST FLOOR



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 ©2025



Tel: 01845 525112 Email: sales@lukemiller.co.uk www.lukemiller.co.uk 4 Finkle Street, Thirsk, North Yorkshire YO7 1DA

VAT Registration Number 545 6600 42