



9 Field Grove, Catterick Garrison

Offers in the region of £135,000

Forming part of this very popular development, and being conveniently placed for the town centre, this two bedroomed mid terraced house offers generous living spaces and will appeal to a variety of buyers. To the ground floor there is a living room and a dining kitchen, with the first floor having two double bedrooms and a bathroom. Externally there is a West facing garden, a garage and allocated parking. Being offered to the market CHAIN FREE, an early inspection is strongly recommended.

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Entrance Lobby:

Having a useful understairs storage cupboard and a radiator.

Living Room:

5.15m x 3.12m

A dual aspect room having a upvc double glazed bay window to the front of the property and a upvc double glazed window to the rear overlooking the garden. There are two radiators and an electric fire with surround.



Dining Kitchen:

4.41m x 2.57m

With ample space for a dining table, the kitchen is fitted with a generous range of wall and base units.



There is a range cooker, plumbing for a washing machine, space for a fridge freezer, two upvc double glazed windows and a radiator.



Rear Lobby:

With a cloaks/storage cupboard and a door to the garden.

First Floor Landing:

Having a upvc double glazed window to the front of the property, loft access and an airing cupboard housing the gas central heating boiler.

Bathroom:

Fitted with a panelled bath with an electric shower over, a WC and a wash hand basin. There is a radiator and a upvc double glazed window.



Bedroom 1:

4.40m x 2.89m

A double bedroom with a range of fitted wardrobes, a radiator and two upvc double glazed windows.



Bedroom 2:
4.40m x 1.94m

With a built in wardrobe, a radiator and two upvc double glazed windows.



External

To the front the property has a lawned garden.

The West facing rear garden enjoys the afternoon and evening sun. It is mainly lawned and has a patio seating area and a garden store. A rear gate leads to the garage area.



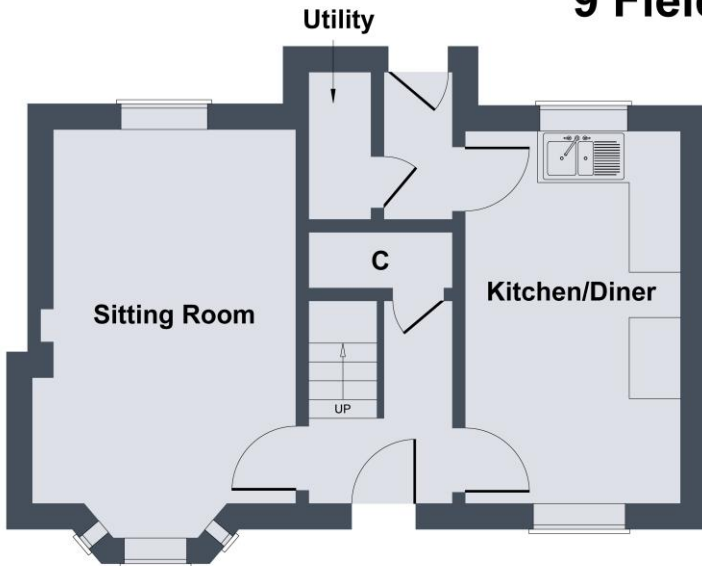
Additional Information.

The postcode is DL9 4HR and we are advised that the Council Tax Band is B.

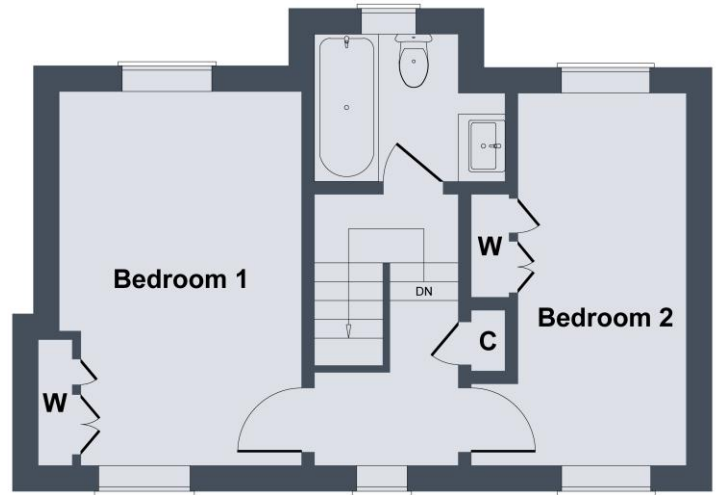
The owners of the property pay an annual maintenance charge which covers the street lighting/upkeep of the verges. The charge is approximately £590 per annum.



9 Field Grove



GROUND FLOOR



FIRST FLOOR

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.