



Offers Around £158,000

Bancroft Drive, Ingleby Barwick

IH INGLEBY HOMES



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Built to the popular 'Mosely' design by Persimmon Homes, and delivering accommodation over three levels, this modern 'town-house' is available with No Forward Chain.

Located in the 'heart' of Ingleby Barwick, with fabulous amenities on-hand, including shopping, eateries and bars. Two parking spaces directly in front of the property, with a fully fence-enclosed rear garden and laid to lawn with near-end deck, boasting a desirable sunny, westerly aspect.

Internally, the accommodation comprises an entrance hall, modern open-plan kitchen/dining/living space with 'French' doors to the rear garden, and a cloakroom/WC. The first floor brings two bedrooms, the rear a comfortable double, with the family bathroom in between. A further double bedroom is found on the second floor.

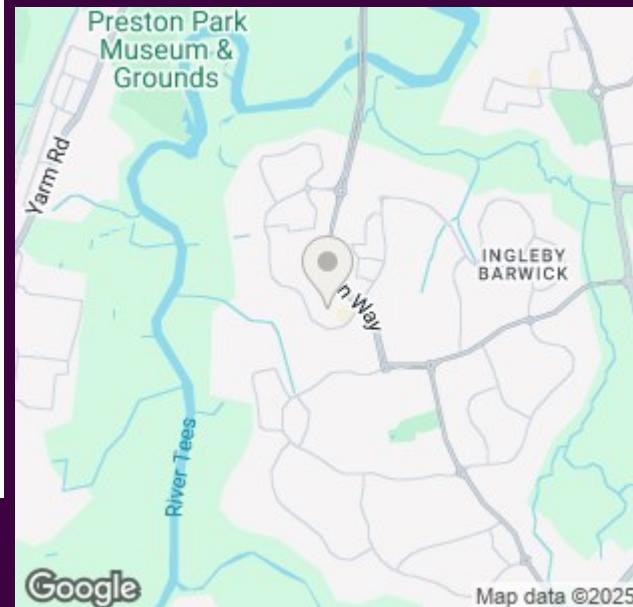
An ideal first purchase, or buy-to-let.

The Layout



Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A	82	94	
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
EU Directive 2002/91/EC			
England & Wales			
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England & Wales			

The Location



Council Tax Band:
B
Tenure:
Freehold



- Modern town house
- Accommodation over three levels
- Open-plan kitchen/dining/living space
- Ideal first purchase or buy-to-let
- Westerly rear garden, off-road parking
- Replaced boiler (Nov 2024)