



55 CHANTRY ROAD, NORTHALLERTON

OFFERS IN THE REGION OF £225,000



Northallerton  
Estate Agency

# Chantry Road

Northallerton, DL7 8JH

The property comprises a brick built with clay tile roof 2-bedroom semi-detached bungalow situated on the highly sought after area of Romanby within walking distance of the village centre, Northallerton high street and train station. The property enjoys UVPC double glazing throughout, gas central heating and the property had a full electrical rewire 2015.

- 2 Bedroom
- Garage
- Tax band C
- Semi-detached bungalow
- Highly sought after area
- Chain Free



#### Entrance

Entering up a quarry tiled steps through a UVPC double glazed door with upper etched and coloured glass to an entrance lobby with ceiling light point, coved ceiling, cloaks hanging and radiator, multipaned door to kitchen.

#### Kitchen

Range of light beech fronted base and wall cupboards, granite effect worksurfaces with inset 1 ½ bowl single drain stainless steel sink unit, space for electric cooker with brushed steel extractor with fan and light over, space for fridge freezer, coved ceiling, ceiling light point, tiled flooring, pedestrian door to side giving access to garage/workshop.

#### Living room

Central chimney breast with light oak surround and mantle shelf, marble hearth and backplate with inset living flame electric fire, mini coved ceiling, centre ceiling rose and light, double radiator & TV point.

#### Rear Hallway

Boiler cupboard housing Ideal condensing combi central heating boiler, ceiling light point, attic access.

#### Bedroom 1

Wall length built in bedroom furniture comprising wardrobe with dressing mirror on front with rails and shelving, former airing with cloaks hanging shelving, centre ceiling light point, radiator, phone point.

#### Bedroom 2

Ceiling light, radiator, coved ceiling.

#### Bathroom

Full tiling to 2 walls, wall mounted Triton shower, white suite comprising panelled bath with easy turn taps, matching pedestal washbasin, duo flush toilet, flush mounted ceiling light point, wall mounted heated towel rail.

#### Garden

To the front of the property there is a block paved hardstanding for 2 vehicles and gives access to a useful garage/workshop, remainder of front is chipped giving a low maintenance garden. The rear garden extends to concrete patio with low level ornamental wall and steps up to chipped area with shrub borders, post and plank fencing and shed.

#### Garage/workshop

Former garage now used as a workshop enjoying space and plumbing for washing machine, door to rear garden, door to front, concrete floor, clear corrugated roof.

VIEWING - BY APPOINTMENT THROUGH THE AGENCY - Tel. No. 01609 771959

TENURE - FREEHOLD

SERVICES - MAINS GAS, WATER, ELECTRIC & DRAINAGE

NYCC TAX BAND - C

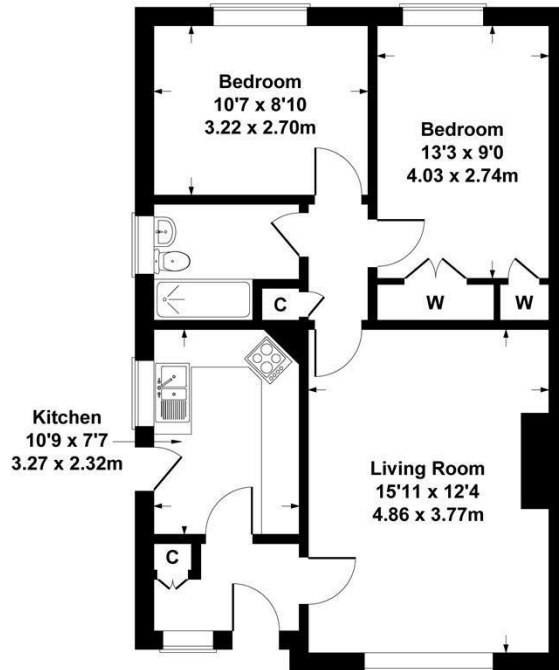
EPC - TBC



Call us to arrange a viewing on **01609 771959**

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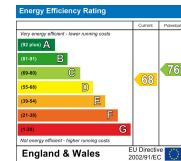
Approximate gross internal area  
House - 62 sq m - 667 sq ft



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.

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