



24 FERNWOOD CLOSE, BROMPTON

OFFERS IN THE REGION OF £200,000



Northallerton
Estate Agency



Fernwood Close

Brompton, DL6 2UX

THIS BRICK BUILT 3 BED DETACHED BUNGALOW COMPRISING OF UVPC DOUBLE GLAZED WINDOWS THROUGHOUT, INTEGRAL ELECTRIC HEATING SITTING ON A GOOD-SIZED CORNER PLOT, IS WELL LAID OUT WITH GREAT SCOPE FOR UPDATING AND MODERNISATION IS IN A HIGHLY SOUGHT-AFTER RESIDENTIAL AREA WITHIN WALKING DISTANCE OF BROMPTON VILLAGE CENTRE, LEISURE CENTRE AND OPEN COUNTRYSIDE WHILE BEING ACCESSIBLE TO NORTHALLERTON.

- DETACHED BUNGALOW
- SOUGHT AFTER RESIDENTIAL AREA
- GARAGE
- 3 BEDROOMS
- CORNER PLOT
- UVPC



ENTRANCE HALL

UVPC DOUBLE GLAZED DOOR WITH LEADED AND ETCHED GLASS, DIMPLEX ELECTRIC HEATER, CEILING LIGHT POINT, DOOR TO W/C WITH TOILET, WASH BASIN WITH TILED SPLASHBACK AND FLUSH MOUNTED LIGHT POINT.

KITCHEN

DATED RANGE OF BASE AND WALL UNITS, WORK SURFACE, STAINLESS STEEL INSET SINGLE DRAIN AND BOWEL UNIT, SPACE AND PLUMBING FOR COOKER, WASHING MACHINE, FRIDGE/FREEZER AND ADDITIONAL APPLIANCE. CEILING LIGHT POINT

LIVING ROOM

COVED CEILING, DOUBLE CEILING LIGHT POINTS, FEATURE FIRE PLACE WITH WHITE SURROUND, MANTLE SHELF, MARBLE EFFECT HARTH AND BACK PLATE, MOUNTED FLAME EFFECT ELECTRIC FIRE, 2 EL NUIR GABARRON INTEGRAL ELECTRIC HEATERS, TV POINT, TELEPHONE POINT. DOOR TO REAR LEADS TO REAR HALLWAY WITH HEATER AND AIRING CUPBOARDS HOUSING CYLINDER AND EMERSON HEATER WITH SHELVES ABOVE.

BEDROOM 1

CEILING LIGHT POINT, EL NUIR GABARRON INTEGRAL ELECTRIC HEATER WHICH WORKS BOTH ON NIGHT STORAGE AND INDEPENDENTLY.

BEDROOM 2

BENEFIT OF WALL LENGTH MIRROR FRONTED WARDROBE WITH SHELVES AND HANGERS, MATCHING BEDSIDE TABLES WITH 3 DRAWERS AND BUILT INTO HEADBOARD, PHONE POINT, MATCHING DRESSING TABLE WITH DRAWS, MIRRORRED CUPBOARDS WITH LIGHT OVER.

BEDROOM 3

DOUBLE WARDROBE, SINGLE WARDROBE, BEDSIDE CABINETS AND DRESSING TABLE WITH LIGHT OVER, CEILING LIGHT POINT AND SLIMLINE ELECTRIC HEATER.

BATHROOM

COLOURED SUITE IN BLUE, FULLY TILED AROUND BATH, WALL MOUNTED GALAXY AQUA 3000 ELECTRIC SHOWER, MATCHING TOILET AND WASH BASIN WITH CUPBOARD BENEATH, WALL MOUNTED SHAVER MIRROR LIGHT WITH SOCKET, WALL MOUNTED ELECTRIC HEATER AND FLUSH MOUNTED CEILING LIGHT POINT.

GARAGE

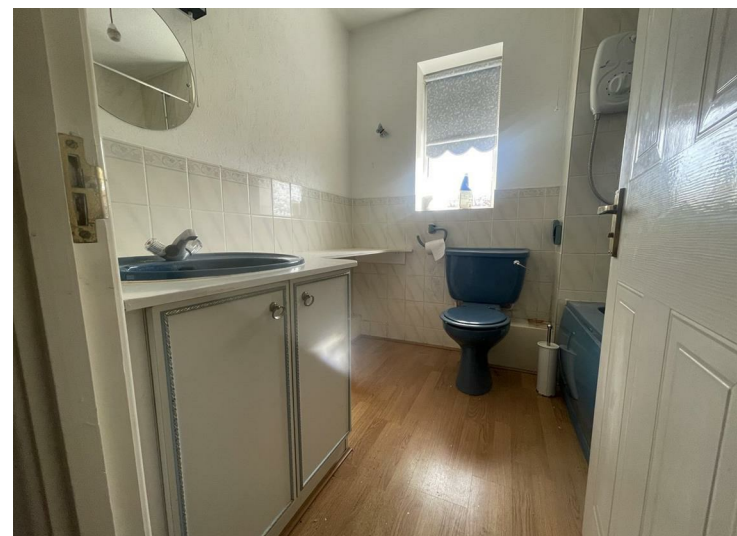
CONCRETE SECTION GARAGE WITH UP AND OVER GARAGE DOOR TO FRONT, WINDOW TO SIDE, WATER TIGHT AND IN GOOD ORDER.

GARDEN

FLAGGED AND BLOCK PAVED DRIVEWAY GOING DOWN TO SIDE OF PROPERTY GIVING HARDSTANDING FOR MULTIPLE VEHICLES WHICH GIVES ACCESS TO GARAGE. FRONT AREA IS LAWNED WITH AREAS OF SHRUBBERY. ACCESS TO REAR GARDEN VIA WROUGHT IRON GATE, NATURAL STONE FLAGGED AND CHIPPED LOW MAINTENANCE GARDEN WITH SHRUBBERY AND POTENTIAL SEATING AREA, MIX OF BRICK, WROUGHT IRON, POST AND PLANK SURROUNDING OFFERING PRIVACY AND SECURITY.

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

TENURE - FREEHOLD
SERVICES - WATER, ELECTRIC & DRAINAGE
NYCC TAX BAND - D
EPC - D



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

The floor plan shows a rectangular apartment layout. At the top is a large living room with a fireplace on the left wall and a bay window on the right. To the right of the living room is a bedroom. Below the living room is a bathroom and an inner hall. To the right of the inner hall is an entrance hall that leads to a kitchen and another bedroom. A WC is located off the entrance hall. At the bottom left is a second bedroom. The kitchen is equipped with a sink, stove, and refrigerator. The bedrooms have windows, and the bathroom has a bathtub and toilet.

LIVING ROOM
20'4" x 12'6"
6.20m x 3.81m

BEDROOM 1
14'1" x 8'10"
4.29m x 2.69m

BEDROOM 2
10'0" x 9'5"
3.05m x 2.87m

BEDROOM 3
11'5" x 11'4"
3.48m x 3.45m

BATHROOM
7'2" x 6'10"
2.18m x 2.08m

KITCHEN
9'11" x 8'10"
3.02m x 2.69m

ENTRANCE HALL

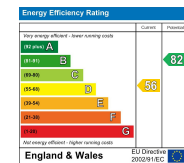
INNER HALL

WC
4'11" x 8'11"
1.50m x 0.86m

TOTAL FLOOR AREA : 777 sq.ft. (72.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, 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.

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