



CHANTRY ROAD, NORTHALLERTON, DL7

OFFERS IN THE REGION OF £235,000



Northallerton
Estate Agency



Chantry Road

Northallerton, DL7

BEAUTIFULLY PRESENTED 2 BEDROOM BUNGALOW IN THE POPULAR AND SOUGHT AFTER VILLAGE OF ROMANBY.

- GARAGE
- GARDEN
- BUNGALOW
- CONSERVATORY
- OFF ROAD PARKING
- GAS CENTRAL HEATING



75 Chantry Road stands in a lovely quiet residential area of Romanby. The property boasts off road parking as well as a detached garage with an electric door. The rear of the property looks out onto stunning open fields and has a lovely area of lawn with a patio area and garden shed. Internally the property is well presented through out. Leading in from a handy entrance hall area you will find a modern looking kitchen with space for an electric cooker, washing machine, fridge and freezer. In this room you will find the Worcester Combi Boiler, complete with full service history. The kitchen gives access to the rear of the property, garage and shed. The living room is spacious and airy with an electric feature fire place. The living room gives access to a small rear hallway to the rest of the rooms. The bathroom is modern with fully tiled walls and a Tritan Zenica Electric shower over the bath. The main bedroom is spacious and light with the advantage of fitted wardrobes, one fully shelved and one for hanging. The second bedroom is a good size and leads onto the stunning conservatory. A wonderfully

spacious and airy room currently used as a dining room that stretches across the full width of the property. This room looks directly out onto the tranquil countryside and gives access to the rear garden area of the property.

VIEWING

By appointment through the Agents – Northallerton Estate Agency – Tel. no. (01609) – 771959.

TENURE

Freehold with Vacant Possession on completion.

SERVICES

Mains water, electricity, gas and drainage.

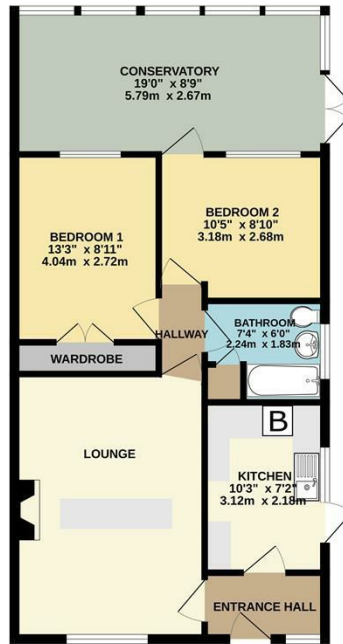
NYCC COUNCIL TAX BAND - C

EPC - tba



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

GROUND FLOOR
699 sq.ft. (65.0 sq.m.) approx.

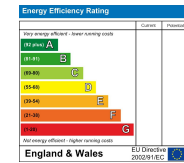


CHANTRY ROAD, ROMANBY/NORTHALLERTON

TOTAL FLOOR AREA: 699 sq. ft. (65.0 sq. m.) approx.

Whilst every attempt has been made to ensure the accuracy of the figures contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. 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 is given as to their operability or efficiency. See the guide.

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 - All descriptions, dimensions, measurements, distances referred to, are given as a guide only and are NOT precise. If such details are fundamental to purchase, purchasers must rely on their own enquiries. All statements do not constitute any warranty or representation by the Vendor or his/her Agents.
 - We have NOT been instructed to carry out a physical survey of the property, a structural survey nor to test any of the services, fixtures, fittings or appliances which pass through, in, on, over, under or attached to the property (whether or not referred to in these particulars). Any equipment appliance or service mentioned, has not been tested by us, nor is it the subject of any guarantee.
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 - You should place no reliance on anything stated verbally by any of our staff unless the matter is confirmed by us in writing. If any issue (included or not in these particulars) is of major importance to your interest in this property, please ask us for further information.
- In the event of any grievance, via our in-house complaints procedure we will consider why we may not have given you the high standards you have a right to expect from us.

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