



PENFOLD TERRACE, KIRKBY FLEETHAM, DL7

OFFERS IN THE REGION OF £235,000



Northallerton
Estate Agency



Penfold Terrace

Kirkby Fleetham, DL7

SEMI DETACHED FAMILY HOUSE IN THE MUCH SOUGHT AFTER BEAUTIFUL NORTH YORKSHIRE VILLAGE OF KIRKBY FLEETHAM.

- **LARGE REAR GARDEN**
- **VILLAGE LOCATION**
- **NIGHT STORAGE HEATERS**
- **OFF ROAD PARKING**
- **COUNTRYSIDE VIEWS**
- **NO ONWARD CHAIN**
- **SPACIOUS ROOMS**



2 Penfold Terrace sits in the beautiful village of Kirkby Fleetham, a popular and much sought after area not far from the market town of Bedale and the A1. The property is spacious and enjoys a stunning garden to the rear with views onto open countryside. The property also benefits from off road parking on the driveway. Internally the property is well laid out and is in great condition. It has wonderful scope for updating and modernisation. All three bedrooms are a good size and it benefits from a dining room in addition to the kitchen and living room. There is the added benefit of a separate downstairs w/c, washroom and coal store. The property is heated by night storage heaters. The Living room has a lovely ornate feature fire place with an electric fire and is light and airy as is the dining room.

VIEWING

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

TENURE

Freehold with Vacant Possession on completion.

SERVICES

Mains water, electric and drainage.

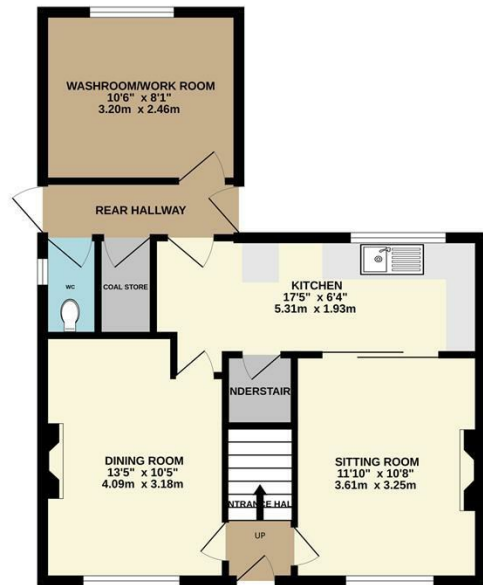
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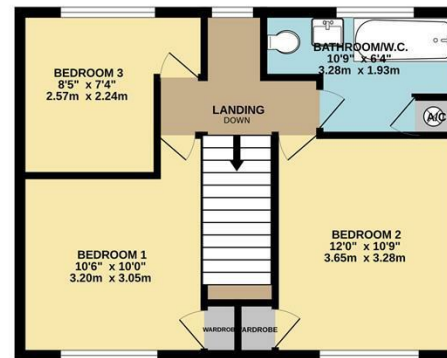


Call us to arrange a viewing on **01609 771959**

GROUND FLOOR



1ST FLOOR



PENFOLD TERRACE, KIRKBY FLEETHAM, NORTHALLERTON

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Energy Efficiency Rating	
Current	Potential
100-120 kWh/m ² (A)	
81-100 kWh/m ² (B)	
61-80 kWh/m ² (C)	
41-60 kWh/m ² (D)	
21-40 kWh/m ² (E)	
1-20 kWh/m ² (F)	
1-15 kWh/m ² (G)	
Below 15 kWh/m ² (Higher energy costs)	
England & Wales	EU Directive 2002/91/EC

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