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Apartment 3, Gate House, 49-51 High Street
Northallerton, DL7 8EG
Price £122,000

Apartment
2 Bedroom/s
2 Bathroom/s

A spacious two bedroomed second floor apartment being sold with a tenant in situ. The current rental income is £7920 per annum.

The apartment benefits from gas fired central heating and double glazing. The accommodation includes a communal entrance hall and stairs leading to the apartment. Once inside the apartment there is a spacious reception hall with large storage cupboard. Large open plan area living room / dining room / kitchen providing modern living space. The kitchen area is fitted with a range of units and integrated appliances including oven, hob and fridge freezer. Both bedrooms are double rooms, the master bedroom has an en suite and fitted wardrobes. There is also a family bathroom. Externally there is an allocated parking space. The Gate House is located on the High Street and within easy reach of a wide variety of shops, pubs and other businesses.

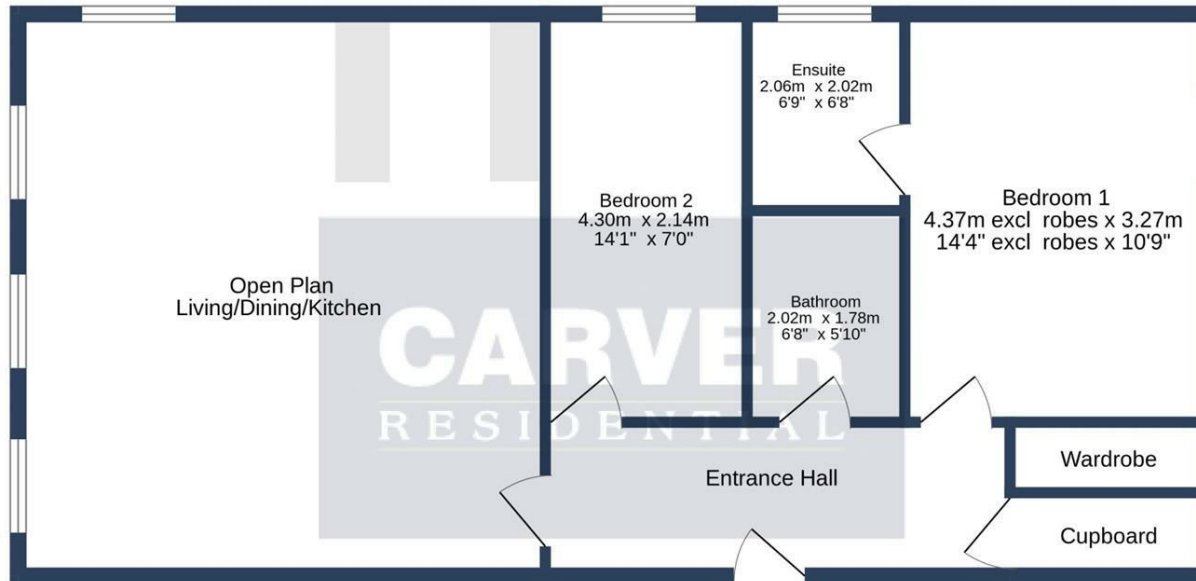




- Two double bedroomed second floor apartment
- Large open plan living room / dining room / kitchen
- Gas fired central heating and Upvc double glazing
- High street location
- Master bedroom with en suite shower room and fitted wardrobes
- Kitchen area with some integrated appliances
- Allocated car parking space
- Currently let and producing an income of £7920 per annum from May 2024

GENERAL INFORMATION

Tenure: Leasehold. 125 year lease from Nov 2006. Service charge £1943.42 per year. Ground Rent £200 per year
 Services: Gas central heating, mains electric, water and drainage
 Double glazing
 Local Authority: North Yorkshire Band B
 Rental income £7920 from May 2024.



SECOND FLOOR
76.8 sq.m. (827 sq.ft.) approx.

GATE HOUSE, HIGH STREET, NORTHALLERTON, DL7 8EG.

TOTAL FLOOR AREA : 76.8 sq.m. (827 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, 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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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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14 Duke Street, Darlington
County Durham, DL3 7AA
Tel: 01325 357807
sales@carvergroup.co.uk

26 Market Place, Richmond
North Yorkshire, DL10 4QG
Tel: 01748 825317
richmond@carvergroup.co.uk

43 Dalton Way, Newton Aycliffe
County Durham, DL5 4DJ
Tel: 01325 320676
aycliffe@carvergroup.co.uk

219 High Street, Northallerton
North Yorkshire, DL7 8LW
Tel: 01609 777710
northallerton@carvergroup.co.uk